

*Bonnet Creek Resort Community  
Development District*

*Agenda*

*March 7, 2024*

# AGENDA

# *Bonnet Creek Resort*

## *Community Development District*

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219 East Livingston Street, Orlando, FL 32801

Phone: 407-841-5524 – Fax: 407-839-1526

February 29, 2024

Board of Supervisors

**Bonnet Creek Resort**

Community Development District

Dear Board Members:

The Board of Supervisors of the Bonnet Creek Resort Community Development District will meet Thursday, March 7, 2024, at 1:30 p.m. the Bonnet Creek Boardroom - JW Marriott Orlando Bonnet Creek, 14900 Chelonia Parkway, Orlando, FL 32821. Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period
3. Approval of Minutes of the February 1, 2024 Board of Supervisors Meeting
4. Ratification of Settlement Agreement with Don Bell Signs
5. Ratification of Change Order No. 7
6. Staff Reports
  - A. Attorney
  - B. Engineer
    - i. Status Report on Paving of Chelonia Parkway
    - ii. Status Report on CIMMA Berm Repair
  - C. District Manager's Report
    - i. Consideration of Check Register
    - ii. Balance Sheet and Income Statement
  - D. Field Manager's Report
    - i. Consideration of Renewal for Lift Station Maintenance with Tech Services Specialties, Inc.
    - ii. Status Report on Relocation of Landscape Maintenance Staging Area
7. Supervisor's Requests
8. Other Business
9. Adjournment

Sincerely,

*George Flint*

George S. Flint  
District Manager

# MINUTES



**MINUTES OF MEETING  
BONNET CREEK RESORT  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Bonnet Creek Resort Community Development District was held Thursday, **February 1, 2024** at 1:30 p.m. at the Wyndham Bonnet Creek Resort, 9560 Via Encinas, Orlando, Florida.

Present and constituting a quorum were:

Randall Greene	Chairman
Fred Sawyers	Secretary
Herb Von Kluge	Assistant Secretary
Richard Scinta	Assistant Secretary

Also Present were:

George Flint	District Manager
Jay Lazarovich	District Counsel
Jeff Newton	District Engineer
Clayton Smith	Field Manager

*The following is a summary of the discussions and actions taken at the February 1, 2024 Bonnet Creek Resort Community Development District Board of Supervisor's regular meeting.*

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Flint called the meeting to order and called the roll.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

There being no comments, the next item followed.

**THRD ORDER OF BUSINESS**

**Approval of the Minutes of the December 7, 2023 Meeting**

On MOTION by Mr. Scinta seconded by Mr. Von Kluge with all in favor the minutes of the December 7, 2023 meeting were approved as presented.

**FOURTH ORDER OF BUSINESS**

**Ratification of Second Amendment to the Agreement for Maintenance with Yellowstone for Berms and Irrigation Improvements**

Mr. Flint stated this agreement is in accordance with the adopted budget and you agreed in the budget process to extend this through September 2024. The amendment was executed, and we are asking the board to ratify that action.

On MOTION by Mr. Von Kluge seconded by Mr. Greene with all in favor the second amendment to the agreement for maintenance for berms and irrigation improvements with Yellowstone was ratified.

**FIFTH ORDER OF BUSINESS**

**Approval of Maintenance and Indemnification Agreement with G/B/H Four Star, LLC (Park Hotels) for Bridges on Signia Expansion Property**

Mr. Lazarovich stated this is the indemnification agreement with Park Hotels for bridges to access their lawn space, they have requested to make those permanent and this agreement has indemnification language if anything were to happen to the ponds that we own, they will be responsible to correct that.

On MOTION by Mr. Greene seconded by Mr. Von Kluge with all in favor the maintenance and indemnification agreement with G/B/H Four Start, LLC for bridges on Hilton expansion property was ratified.

**SIXTH ORDER OF BUSINESS****Consideration of Offer by Don Bell Signs, Inc. to Resolve Dispute Regarding Improper Land Clearing by Subcontractor**

Mr. Flint stated as you will recall during the entry monument project, a landscape subcontractor of Don Bell Signs over cleared some areas, and subsequent to the work being underway it was realized they were delineated wetlands within the work area; part of those delineated wetlands were outside the work area and should not have been disturbed. Some of that impacted Reedy Creek and, in some way, impacted Disney. The district engineer came up with a method for allocating the expenses incurred, including the mitigation and the areas outside the work zone that should not have been impacted and the areas inside. The calculated cost we are recommending that Don Bell be responsible for are in the range of \$30,000. They came back with an offer of between \$11,000 and \$12,000. We told them we didn't believe it was adequate and that we weren't going to bring that back to the board. Finally, they came back with a counteroffer of about \$20,000. We believe that it probably makes sense to accept this counter and get this behind us. We will continue to spend engineering and legal expenses trying to negotiate that last \$10,000. Some of the facts are in dispute and we believe it is in the best interest of the board to accept their last offer and get this behind us.

The project is complete, we have retainage, they haven't submitted their final bills yet. Once they submit that final invoice then you have the prompt payment act it would accelerate us having to respond and get into a lawsuit situation. They have held off submitting that final pay request subject to us trying to negotiate.

On MOTION by Mr. Sawyers seconded by Mr. Scinta with all in favor the offer of \$19,800 from Don Bell Signs, Inc. to resolve the dispute regarding improper land clearing by subcontractor was accepted and the chair or vice chair were authorized to sign a settlement agreement to be prepared by district counsel.

**SEVENTH ORDER OF BUSINESS****Consideration of Quote from ProPump & Controls, Inc. for Flow Meter Replacement**

Mr. Smith stated during our reporting of usage we noticed that the JW Marriott was showing an inconsistent amount based on what the master system was using. ProPump diagnosed all the meters and concluded that the Marriott meter had failed. We approached Watertronics for any sort of warranty or actions and it is no longer under warranty.

On MOTION by Mr. Greene seconded by Mr. Sawyers with all in favor the quote from ProPump & Controls, Inc. for flow meter replacement in the amount of \$4,025.67 was approved.

## **EIGHTH ORDER OF BUSINESS**

### **Consideration of Quote from RCM Utilities for Lift Station Monitoring System**

Mr. Flint stated the CDD owns a lift station on the cul-de-sac on the Wyndham parcel that is undeveloped. It has two pumps and we have a quarterly maintenance agreement with RCM for them to come out and do maintenance. They came out and only one of the pumps was operational. It can function on one pump, but it is designed to have two. We didn't have an issue with the lift station overflowing or anything like that. We are having it looked at to see what the issue is, and they will install a loaner pump while that one is out. This quote is for a monitoring system, not to replace it; we are still figuring out if it can be repaired.

Mr. Smith stated it is a small unit that has a cell service subscription, the first year it comes with it and after that it is \$152 each year, but it can be set up to send us an alarm email if there is a high-water level, power loss, pump clogged. We can also add RCM on there so it will go to us and to RCM. You can add layers of protection too. We have a monitoring system in place for the generator itself and I get notified when it goes on for a test on Monday night and when it turns back off and this would be the same thing.

Mr. Flint stated this is the only lift station we own. Normally the county would take the lift station with the collection system; for some reason they wouldn't agree to take this one. It has been there for quite some time because there was nothing at the end of the cul-de-sac before the JW Marriott was there.

Mr. Newton stated Orange County does not accept lift stations that don't serve single-family residential.

Mr. Von Kluge stated when we developed this site, we tried to figure out what would happen if any of the systems failed that serve this whole project. We felt the only one that wasn't curable would be the loss of water, so we had an additional water line installed adjacent to the other one. Unfortunately, no one here knows where any of this stuff is. I asked Jim to start bringing together the whole plan for every hotel and property so you would know where all the transfer stations are, where all the things are.

Mr. Newton stated we have a GIS system that we use for Universal Studios that we keep track of their underground infrastructure, physical location, it has a web interface. It is secured as you have to have a username and password to access it, but if you have access you can pull up a GIS map that shows water lines, sewer lines, reclaimed water line.

Mr. Von Kluge stated maybe we should talk about doing one for this site.

Mr. Flint stated maybe when Jim gets back, he can bring back a presentation or proposal.

On MOTION by Mr. Sawyers seconded by Mr. Von Kluge with all in favor the quote from RCM Utilities for lift station monitoring system in the amount of \$2,997.50 was approved.

## **NINTH ORDER OF BUSINESS**

### **Staff Reports**

#### **A. Attorney**

There being no comments, the next item followed.

#### **B. Engineer**

##### **i. Status Report on Paving of Chelonia Parkway**

Mr. Newton stated there are two Chelonia Parkway projects, one was a temporary asphalt and that has been removed, curbs have been restored and they are working on the landscape restoration.

The resurfacing project was awarded to Ranger Construction at your last meeting. The contract documents are here that have been signed by Ranger. The only thing they are lacking is the schedule, which is supposed to be part of the contract documents. Apparently, the person who does that is out until next Wednesday.

Mr. Flint stated let's get them signed and hold onto them until we get the schedule.

On MOTION by Mr. Greene seconded by Mr. Scinta with all in favor the agreement with Ranger was approved subject to inclusion of the timeline.

Mr. Flint stated I will communicate with the board when we get the schedule and when there will be lane closures.

**C. District Manager's Report**

**i. Consideration of Check Register**

On MOTION by Mr. Greene seconded by Mr. Von Kluge with all in favor the check register was approved.
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**ii. Balance Sheet and Income Statement**

A copy of the balance sheet and income statement were included in the agenda package.

**D. Field Manager's Report**

Mr. Smith reviewed the field manager's report, copy of which is included in the agenda package.

**TENTH ORDER OF BUSINESS**

**Supervisor's Requests**

There being no comments, the next item followed.

**ELEVENTH ORDER OF BUSINESS**

**Other Business**

There being no comments, the next item followed.

**TWELFTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Mr. Sawyers seconded by Mr. Greene with all in favor the meeting adjourned at 1:30 p.m.
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Secretary/Assistant Secretary

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Chairman/Vice Chairman

## SECTION IV

## **SETTLEMENT AGREEMENT AND RELEASE**

**THIS SETTLEMENT AGREEMENT AND RELEASE** (the "Agreement") is made and entered as of February 21<sup>st</sup>, 2024, by and between the **BONNET CREEK RESORT COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special purpose government created pursuant to Chapter 190, Florida Statutes and whose mailing address is c/o Governmental Management Services, 219 E. Livingston Street, Orlando, Florida, 32801 (the "**District**") and the **DON BELL SIGNS LLC**, a Florida limited liability company and whose mailing address is 365 Oak Place, Port Orange, Florida, 32127 ("**DBS**") (each a "**Party**" and together, the "**Parties**").

### **WITNESSETH:**

**WHEREAS**, the District was established by Ordinance Number 2000-16 of the Board of County Commissioners in and for Orange County, Florida (the "**County**"), pursuant to the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes, as amended (the "**Act**"), and is validly existing under the Constitution and laws of the State of Florida; and

**WHEREAS**, the District owns and maintains certain property within the County and the boundaries of the District ("**District Property**"), which is part of a certain resort development within the County known generally as the Bonnet Creek Resort; and

**WHEREAS**, the District and DBS entered into that certain Improvement Agreement, dated June 24, 2020 (the "**Original Agreement**"), attached hereto as Exhibit A and incorporated herein, for the landscape, irrigation, lighting and master sign improvements on District Property; and

**WHEREAS**, the District sent DBS a Notice of Trespass and Improper Clearing, dated January 27, 2022 (the "**Notice**"), regarding the trespass onto property owned by Reedy Creek Improvement District ("**RCID**") and Walt Disney Parks Resorts U.S. ("**WDPR**"), and the improper impact of jurisdictional wetlands in violation of requirements of the South Florida Water Management District and/or the Army Corp of Engineers. The Notice also indicated that landscaping was installed improperly in certain areas in violation of RCID



requirements; and

**WHEREAS**, On September 27, 2022, the District sent DBS a Follow-up to Notice of Trespass and Improper Clearing, which set forth terms for potential resolution of the District's claim; and

**WHEREAS**, the Parties underwent continuous negotiations and now desire to resolve their claims amicably without any admission of liability, as set forth in this Agreement; and

**NOW, THEREFORE**, in consideration of the mutual covenants and considerations set forth herein and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Parties intending to be legally bound do hereby declare, covenant and agree for themselves, their successors and assigns as follows:

1. **Recitals.** The above recitals are true and correct.
2. **Payment.** DBS submitted deductive Contract Change Order No. 7, dated February 5, 2024 (the "**Change Order**"), attached hereto as Exhibit B and incorporated herein, deducting Twenty Thousand One Hundred Ninety Dollars and 19/100 (\$20,190.19) from the Original Agreement. Within fifteen (15) days of execution of this Agreement, the District shall submit payment to DBS pursuant to a final pay application incorporating the Change Order. By submission of the Change Order, DBS agrees that the Original Agreement amount due is reduced by \$20,190.19.
3. **Mutual Release of Claims.** The District, and DBS, for themselves and their officers, directors, agents, attorneys, employees, affiliates, conglomerates, parents, subsidiaries, successors and assigns, and for anyone claiming by, through, or for either of them, do hereby release, remise, acquit and forever discharge each other and their officers, directors, agents, attorneys, employees, affiliates, conglomerates, parents, subsidiaries, successors, and assigns, of all claims related to this Agreement and the Notice, except those claims that they have by virtue of this Agreement. This release expressly applies, but is not limited to, any claims that the District and DBS asserted or could have asserted in a lawsuit regarding the claims related to this Agreement and the Notice. Notwithstanding the foregoing, the District shall not forfeit any remaining warranties in effect related to the Original Agreement. DBS expressly agrees that the District shall

have no further obligations to DBS, other than final payments under the Original Agreement, less the deduction provided in the Change Order.

4. Representations and Warranties. Each Party expressly represents (and warrants that such representations shall be true as of the date of this Agreement) the following:

(a) Each Party represents and warrants it has not assigned any of the claims, demands, or causes of action released herein; and

(b) No proceedings in bankruptcy have been instituted by or against any Party and no Party has made an assignment for the benefit of creditors.

In the event of a breach of any representation or warranty made herein, the breaching Party agrees to indemnify, defend, and hold the other Party harmless against all claims which the non-breaching party(s) may incur or become subject to as a result of the breach.

5. Valid Consideration. The Parties hereto warrant, represent, and acknowledge that this Agreement is duly authorized, executed and delivered by the Parties hereto for adequate consideration and value and is valid, binding and enforceable in accordance with its terms.

6. No Duress. The Parties hereto warrant, represent, and acknowledge that they have executed and delivered this Agreement without any duress or wrongful pressure whatsoever imposed by any Party hereto or by any other person or entity acting on behalf of or in connection with any Party hereto or by any independent third party, and that this Agreement has been executed as the free act and deed of the Parties hereto.

7. Entire Agreement. The Parties hereto acknowledge, warrant, and represent that the effect of this Agreement is not subject to any condition that has not been satisfied fully and completely as of its Effective Date and that there are no other agreements between the parties hereto, either oral or in writing, that impair the scope of this Agreement or its validity, binding effect, or enforceability in any respect whatsoever. The Parties further acknowledge and agree and no other Party, or agent or attorney of any other Party, or any person, firm, corporation or any other entity has made any promise, representation, or warranty, whatsoever, express, implied, or statutory, not contained herein, concerning the subject matter hereof, to induce the execution of this Agreement. All prior understandings of the Parties are merged within this Agreement and the Parties expressly waive the right to bring any claims that are otherwise released by this Agreement,

including any claim for fraud or fraud in inducing the execution of this Agreement.

8. Amendment and Waiver. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by the Parties hereto.

9. No Admissions Regarding the Existence of Claims or Defenses. It is expressly understood and agreed to by all Parties hereto that this Agreement is entered into for the purpose of resolving the Parties' disputed claims, and for the purpose of settlement and the request of the Parties hereto that one another execute this Agreement does not constitute an admission by the Parties hereto of the existence of any claim or defense on behalf of the Parties here to or any other person or entity.

10. Admissibility of Agreement. This Agreement may be pled in any action or other proceeding which may be brought, instituted or taken in connection with the matters addressed herein, by one Party hereto against the other Party hereto, but shall otherwise be confidential, as set forth in the following paragraph.

11. Waiver of Jury Trial. The Parties waive trial by jury for any litigation arising out of or related in any way to this Agreement. This provision is a material inducement for the Parties to enter into this Agreement.

12. Severability. The invalidity or unenforceability of any one or more provisions of this Agreement shall not affect the validity or enforceability of the remaining portions of this Agreement, or any part of this Agreement not held to be invalid or unenforceable.

13. Authorization. The execution of this Agreement has been duly authorized by the appropriate body or official of each Party hereto, each Party has complied with all the requirements of law, and each Party has full power and authority to comply with the terms and provisions of this instrument.

14. Public Records. The Parties understand and agree that all documents of any kind provided to the District and to DBS in connection with this Agreement may be public records and treated as such in accordance with Florida law.

15. Successors. The rights and obligations created by this Agreement shall be binding

upon and shall inure to the benefit of DBS and the District, and their respective heirs, executors, receivers, trustees, successors and assigns.

16. Limitations on Governmental Liability. Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida Legislature in Section 768.28, Florida Statutes, or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.

17. Miscellaneous. This Agreement is made for the sole protection of the parties and their respective successors and assigns. No other person shall have any right whatsoever hereunder. Time shall be of the strictest essence in the performance of each and every one of the obligations set forth hereunder.

18. Applicable Law and Venue. This Agreement shall be governed in all respects by the Laws of the State of Florida, in which State it has been negotiated, executed and delivered. Any proceeding brought to enforce or interpret this Agreement shall be brought in a court located in Orange County, Florida, and the parties consent to the personal jurisdiction of such courts.

19. Attorneys' Fees. Each party will bear its own attorneys' fees, with the exception that in the event that any litigation arises out of this Agreement, the prevailing party is entitled to recovery of reasonable attorneys' fees and costs (including reasonable costs of experts) through all appeals.

20. Construction. This Agreement shall not be construed more strictly against any party merely by virtue of the fact that the same has been prepared by that party or its counsel, it being recognized that all of the parties hereto have contributed substantially and materially to the preparation of this Agreement.

**COUNTERPART SIGNATURE PAGE TO  
SETTLEMENT AGREEMENT AND RELEASE**

IN WITNESS WHEREOF, DBS, intending to be legally bound hereby, has caused this Agreement to be executed by its undersigned lawful representative, hereunto duly authorized, on the date set forth below.

**DON BELL SIGNS LLC**, a Florida limited liability company



By: \_\_\_\_\_

Name: Gary Bell

Title: President

**STATE OF FLORIDA**

**COUNTY OF** Volusia

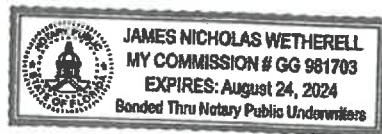
The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 15<sup>th</sup> day of February, 2024, by Gary Bell, as President of **DON BELL SIGNS LLC**, a Florida limited liability company, on behalf of the limited liability company. Said person is ☒ personally known to me or ☐ has produced \_\_\_\_\_ as identification.

  
\_\_\_\_\_  
Notary Public; State of Florida

Print Name: James Nicholas Wetherell

My Commission Expires: August 24, 2024

My Commission No.: GG-981703



**COUNTERPART SIGNATURE PAGE TO  
SETTLEMENT AGREEMENT AND RELEASE**

IN WITNESS WHEREOF, the District, intending to be legally bound hereby, has caused this Agreement to be executed by its undersigned lawful representative, hereunto duly authorized, on the date set forth below.

ATTEST:

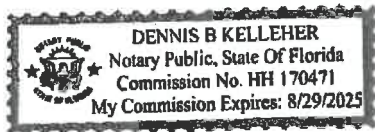
**BONNET CREEK RESORT COMMUNITY  
DEVELOPMENT DISTRICT,**  
a Florida community development district


  
George Flint, District Manager

By:   
Randall Greene, Chairman

STATE OF FLORIDA  
COUNTY OF ORANGE

The foregoing instrument was acknowledged before me by means of ☒ physical presence or [ ] online notarization, this 21<sup>st</sup> day of February, 2024, by Randall Greene, as Chairman of the Board of Supervisors, and by ~~George S. Flint, as District Manager~~ of **BONNET CREEK RESORT COMMUNITY DEVELOPMENT DISTRICT**, a community development district organized under the laws of the State of Florida, on behalf of the community development district. They are both personally known to me or have each produced a valid driver's license as identification.



  
Notary Public; State of Florida  
Print Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_  
My Commission No.: \_\_\_\_\_

## SECTION V

**Bonnet Creek Resort Community Development District**  
**CONTRACT CHANGE ORDER**

Change Order No. 7

Project: Bonnet Creek Resort Project  
Entry Signage Package

Date 2/5/2024

Engineer: Donald W. McIntosh Associates, Inc.

ITEM NO.	WORK TO BE PERFORMED	DESCRIPTION OF CHANGE	AMOUNT / (-) +
401	Wetlands Discrepancy Settlement	Deduct	\$ (19,891.81)
102	Revised Perf. And Payment Bond	Deduct	\$ (298.38)

Net Change Order Amount \$ (20,190.19)

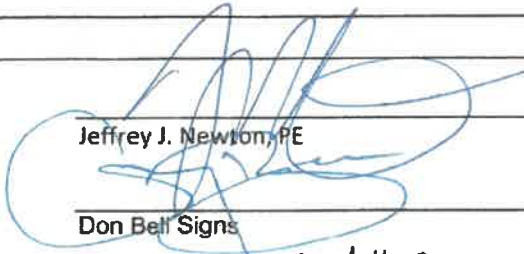
Contract Amount Prior to Change Order \$ 960,625.03

Revised Contract Amount \$ 940,434.84

**COMMENTS:**

**Change Order Deduct for settlement of the wetland encroachment.**

District Engineer

  
Jeffrey J. Newton, PE

Date: 2/8/24

Approved By:

  
Don Bell Signs

Date: 2/5/24

Approved By:

  
Randall Greene  
Randall Greene, Chairman, Board of Supervisors

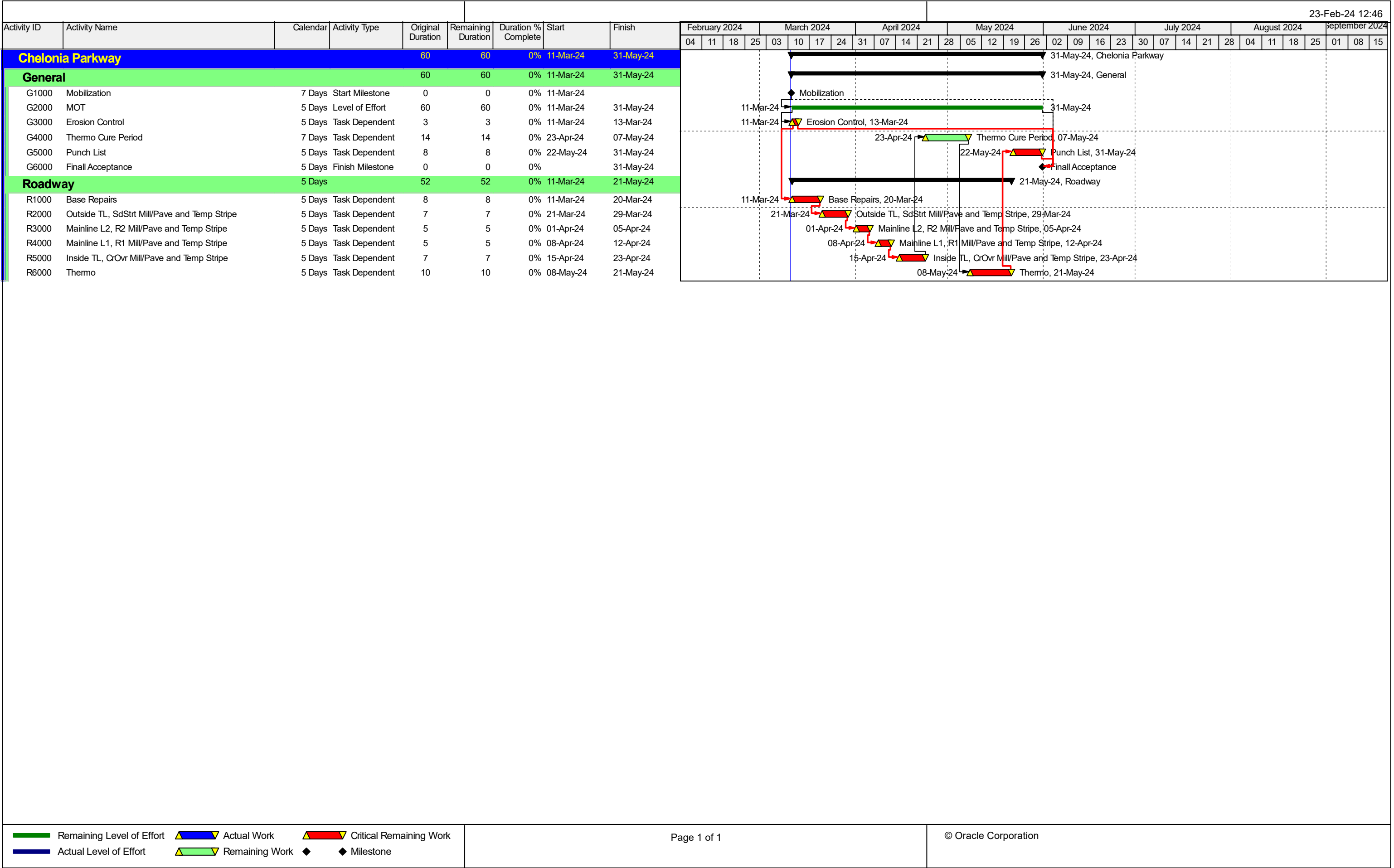
Date: 2/26/24



## SECTION VI

## SECTION B

# SECTION 1





	Work Period On Activity	X	Daytime Operations
	Non-Work Period On Activity	N	Nighttime Operations
	Weekend	H	Holiday

	RESPONSIBILITY	DESCRIPTION	3/10	3/11	3/12	3/13	3/14	3/15	3/16	3/17	3/18	3/19	3/20	3/21	3/22	3/23	3/24	3/25	3/26	3/27	3/28	3/29	3/30	3/31	4/1	4/2	4/3	4/4	4/5	4/6	Remarks	
			SUN	MON	TUE	WED	THU	FRI	SAT	SUN	MON	TUE	WED	THU	FRI	SAT	SUN	MON	TUE	WED	THU	FRI	SAT	SUN	MON	TUE	WED	THU	FRI	SAT		
Chelonia Parkway		Mobilization		X																												
		MOT		X	X	X	X	X			X	X	X	X	X			X	X	X	X	X										
		Erosion Control		X	X	X	X	X			X	X	X	X	X			X	X	X	X	X									Install as needed with paving crew	
		Base Repairs																													Work as needed	
		Outside TL, SS Mill/Pave		X	X	X	X																								Outside Turning Lanes and Side Streets	
		Mainline L2, R2 Mill/Pave					X	X			X	X	X																			
		Mainline L1, R1 Mill/Pave											X	X	X			X														
		Inside TL, CO Mill/Pave																X	X	X	X	X									Inside Turning Lanes and Crossovers	
		Temp Striping		X	X	X	X	X			X	X	X	X	X			X	X	X	X	X										
		Thermo Cure Period																					X	X	X	X	X	X	X	X	14-Day Cure Period	
		Thermo Striping																														Tentative stat date April 15th for 10 shifts

# SECTION C

# SECTION 1

***Bonnet Creek Resort***  
***Community Development District***

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219 E. Livingston Street, Orlando, FL 32801  
Phone: 407-841-5524 – Fax: 407-839-1526

**Operation and Maintenance Expenditures**  
**For Board Approval**  
**January 31, 2024**

Attached please find the check register listing the Operation and Maintenance expenditures paid from January 1, 2024 through February 22, 2024. This does not include expenditures previously approved by the Board.

The total items being presented: \$ **97,104.81**

Approval of Expenditures:

\_\_\_\_\_

\_\_\_\_\_ Chairman

\_\_\_\_\_ Vice Chairman

\_\_\_\_\_ Assistant Secretary



# Bonnet Creek Resort Community Development District

Paid Operation & Maintenance Expenditures

January 1, 2024 Through February 22, 2024

Vendor Name	Check Number	Invoice Number	Invoice Description	Amount
AQUATIC WEED CONTROL, INC.	4148	91091R	NUISANCE/EXOTIC SPECIES	\$ 13,641.32
AQUATIC WEED CONTROL, INC.	4148	91324	TRI-ANNUAL MAINT NOV 23	\$ 2,500.00
EUROFINS ENVIRONMENT TESTING SE,LLC	4149	67000232	QRTLY REPORTING	\$ 364.00
LATHAM, LUNA, EDEN & BEAUDINE LLP	4150	122469	GENERAL COUNSEL NOV 23	\$ 1,752.18
PROPUMP & CONTROLS, INC	4151	IN003409	PUMP STATION REPAIR	\$ 1,371.00
RCM UTILITIES, LLC	4152	9823	LIFT STATIN MAINTENANCE	\$ 315.00
SOLITUDE LAKE MANAGEMENT LLC	4153	PSI04068	RR POND TREATMENT JAN 24	\$ 241.00
YELLOWSTONE LANDSCAPE	4154	OE 63496	VALVE REPLACEMENT	\$ 587.88
YELLOWSTONE LANDSCAPE	4154	OE 63496	VALVE REPLACEMENT	\$ 587.88
YELLOWSTONE LANDSCAPE	4154	OE 63607	ANNUALS REPLACEMENT	\$ 573.10
AQUATIC WEED CONTROL, INC.	4155	91348	WELAND MAINT DEC 23	\$ 1,694.00
PROPUMP & CONTROLS, INC	4157	IN003321	PUMP STATION FILTER CLEAN	\$ 1,252.00
YELLOWSTONE LANDSCAPE	4158	OE 63926	LANDSCAPE MAINT JAN 24	\$ 17,325.00
ALLEN E. SMITH RANCH & FARMING	4159	5770	CHAINSAW/WEED EATING	\$ 2,310.00
BREEDLOVE DENNIS & ASSOCIATES	4160	54274	NUIS/EXOTIC SPEC-BCR	\$ 719.60
BREEDLOVE DENNIS & ASSOCIATES	4160	54274	NUIS/EXOTIC SPEC-CIM	\$ 791.70
DONALD W. MCINTOSH ASSOCIATES, INC	4161	45153	ENGINEER SERVICES DEC 23	\$ 1,517.22
YELLOWSTONE LANDSCAPE	4162	OE 64391	SPOT TURF REPLACEMENT	\$ 2,813.00
YELLOWSTONE LANDSCAPE	4162	OE 64463	STREET SWEEPING	\$ 825.00
YELLOWSTONE LANDSCAPE	4162	OE 64702	SIDE DITCH CLEAN UP	\$ 5,850.00
GOVERNMENTAL MANAGEMENT SERVICES-	4163	324	PATCHING POTHOLES	\$ 399.45
LATHAM, LUNA, EDEN & BEAUDINE LLP	4164	122923	GENERAL COUNSEL DEC 23	\$ 2,971.58
YELLOWSTONE LANDSCAPE	4165	OE 64762	FRONT WOODED PUSH BACK	\$ 1,188.00
FREDERICK W. SAWYERS	4166	FS020120	BOS MEETING 2/1/24	\$ 200.00
HERBERT VON KLUGE	4167	HK020120	BOS MEETING 2/1/24	\$ 200.00
RICHARD J SCINTA JR	4168	RS020120	BOS MEETING 2/1/24	\$ 200.00
RANDALL GREENE	4169	RG020120	BOS MEETING 2/1/24	\$ 200.00
SOLITUDE LAKE MANAGEMENT LLC	4170	PSI04867	RR POND TREATMENT FEB 24	\$ 241.00
DONALD W. MCINTOSH ASSOCIATES, INC	4171	45261	GENERAL COUNSEL JAN 24	\$ 2,338.60
WATERTRONICS, LLC	4172	23379101	MONITORING SUBSCRIPTION	\$ 3,626.00
YELLOWSTONE LANDSCAPE	4173	OE 65000	STREET SWEEPING	\$ 825.00
YELLOWSTONE LANDSCAPE	4173	OE 65001	LANDSCAPE MAINT FEB 24	\$ 17,325.00
YELLOWSTONE LANDSCAPE	4173	OE 65269	PALM PRUNING	\$ 1,870.00
LATHAM, LUNA, EDEN, BEAUDINE, LLP	213	122470	ROAD IMPROVEMENTS	\$ 91.50
LATHAM, LUNA, EDEN, BEAUDINE, LLP	214	122924	REEDY CRK/ROAD IMPROVE	\$ 91.50
DONALD W. MCINTOSH ASSOCIATES, INC.	215	45261	INTERSECTION IMPROVEMENTS	\$ 630.00
Subtotal Check Register				\$ 89,428.51
<b>Automatic Drafts</b>		<b>Account Numbers</b>		
ORANGE COUNTY UTILITIES	Auto-Pay	855665881	UTILITIES	\$ 2,490.87
DUKE ENERGY	Auto-Pay	9100 8897 0713	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9100 8897 0797	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9100 8897 0888	UTILITIES	\$ 4,305.85
DUKE ENERGY	Auto-Pay	9100 8897 0987	UTILITIES	\$ 115.54
DUKE ENERGY	Auto-Pay	9100 8901 1074	UTILITIES	\$ 187.13
DUKE ENERGY	Auto-Pay	9100 8901 1587	UTILITIES	\$ 22.81
DUKE ENERGY	Auto-Pay	9100 8901 1660	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9100 8901 1751	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9100 8901 1850	UTILITIES	\$ 30.79
DUKE ENERGY	Auto-Pay	9101 3139 5246	UTILITIES	\$ 400.15
Subtotal Automatic Drafts				\$ 7,676.30
<b>Report Total</b>				<b>\$ 97,104.81</b>

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK.... AMOUNT #
1/04/24	00052	11/30/23 91091R	202311 320-53800-44110		*	13,641.32	
			NUISANCE/EXOTIC SPECIES				
		12/21/23 91324	202311 320-53800-44130		*	2,500.00	
			TRI-ANNUAL MAINT NOV 23				
				AQUATIC WEED CONTROL, INC.			16,141.32 004148
1/04/24	00107	12/21/23 67000232	202312 320-53800-44900		*	364.00	
			QRTLY REPORTING				
				EUROFINS ENVIRONMENT TESTING SE,LLC			364.00 004149
1/04/24	00028	12/13/23 122469	202311 310-51300-31500		*	1,752.18	
			GENERAL COUNSEL NOV 23				
				LATHAM, LUNA, EDEN & BEAUDINE LLP			1,752.18 004150
1/04/24	00105	12/27/23 IN003409	202312 320-53800-46200		*	1,371.00	
			PUMP STATION REPAIR				
				PROPUMP & CONTROLS, INC			1,371.00 004151
1/04/24	00102	12/21/23 9823	202312 320-53800-46600		*	315.00	
			LIFT STATIN MAINTENANCE				
				RCM UTILITIES, LLC			315.00 004152
1/04/24	00086	1/01/24 PSI04068	202401 320-53800-44150		*	241.00	
			RR POND TREATMENT JAN 24				
				SOLITUDE LAKE MANAGEMENT LLC			241.00 004153
1/04/24	00050	12/13/23 OE 63496	202312 320-53800-47400		*	587.88	
			VALVE REPLACEMENT				
		12/13/23 OE 63496	202312 320-53800-47400		*	587.88	
			VALVE REPLACEMENT				
		12/19/23 OE 63607	202312 320-53800-60000		*	573.10	
			ANNUALS REPLACEMENT				
				YELLOWSTONE LANDSCAPE			1,748.86 004154
1/11/24	00052	12/27/23 91348	202312 320-53800-44100		*	1,694.00	
			WELAND MAINT DEC 23				
				AQUATIC WEED CONTROL, INC.			1,694.00 004155
1/11/24	00001	11/30/23 319	202311 320-53800-46000		*	1,141.91	
			REPAIR GATE/SIGN NOV 23				
		1/01/24 320	202401 310-51300-34000		*	3,144.33	
			MANAGEMENT FEES JAN 24				
		1/01/24 320	202401 310-51300-35200		*	75.00	
			WEBSITE ADMIN JAN 24				
		1/01/24 320	202401 310-51300-35100		*	112.50	
			INFORMATION TECH JAN 24				

BONNET CREEK-GENERAL FUND  
BANK A BCRCDD- GENERAL FUND

CHECK DATE	VEND#	.....INVOICE..... DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT	#
		1/01/24	320	202401	310-51300-51000					*	.06		
			OFFICE SUPPLIES JAN 24										
		1/01/24	320	202401	310-51300-42000					*	23.30		
			POSTAGE JAN 24										
		1/01/24	321	202401	320-53800-34000					*	4,748.00		
			FIELD MANAGEMENT JAN 24										
		1/01/24	321	202401	320-53800-49000					*	25.93		
			REPAIR LOCKS CROSBY ISL										
		11/30/23	319	202311	320-53800-46000					V	1,141.91-		
			REPAIR GATE/SIGN NOV 23										
		1/01/24	320	202401	310-51300-34000					V	3,144.33-		
			MANAGEMENT FEES JAN 24										
		1/01/24	320	202401	310-51300-35200					V	75.00-		
			WEBSITE ADMIN JAN 24										
		1/01/24	320	202401	310-51300-35100					V	112.50-		
			INFORMATION TECH JAN 24										
		1/01/24	320	202401	310-51300-51000					V	.06-		
			OFFICE SUPPLIES JAN 24										
		1/01/24	320	202401	310-51300-42000					V	23.30-		
			POSTAGE JAN 24										
		1/01/24	321	202401	320-53800-34000					V	4,748.00-		
			FIELD MANAGEMENT JAN 24										
		1/01/24	321	202401	320-53800-49000					V	25.93-		
			REPAIR LOCKS CROSBY ISL										
									GOVERNMENTAL MANAGEMENT SERVICES-			.00	004156
1/11/24	00105	12/18/23	IN003321	202311	320-53800-46200					*	1,252.00		
			PUMP STATION FILTER CLEAN										
									PROPUMP & CONTROLS, INC			1,252.00	004157
1/11/24	00050	1/01/24	OE 63926	202401	320-53800-47300					*	17,325.00		
			LANDSCAPE MAINT JAN 24										
									YELLOWSTONE LANDSCAPE			17,325.00	004158
1/26/24	00004	1/12/24	5770	202401	320-53800-49000					*	2,310.00		
			CHAINSAW/WEED EATING										
									ALLEN E. SMITH RANCH & FARMING			2,310.00	004159
1/26/24	00010	1/19/24	54274	202312	320-53800-44120					*	719.60		
			NUIS/EXOTIC SPEC-BCR										
		1/19/24	54274	202312	320-53800-44140					*	791.70		
			NUIS/EXOTIC SPEC-CIM										
									BREEDLOVE DENNIS & ASSOCIATES			1,511.30	004160
1/26/24	00016	1/12/24	45153	202312	310-51300-31100					*	1,517.22		
			ENGINEER SERVICES DEC 23										
									DONALD W. MCINTOSH ASSOCIATES, INC			1,517.22	004161
									BONC BONNET CREEK ZYAN				

AP300R	YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER										RUN	2/29/24	PAGE	3
*** CHECK DATES		01/01/2024 - 02/22/2024 ***		BONNET CREEK-GENERAL FUND										
BANK A BCRDD- GENERAL FUND														
CHECK DATE	VEND#	.....INVOICE.....		...EXPENSED TO...		VENDOR NAME		STATUS	AMOUNT	.....CHECK.....				
		DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS			AMOUNT	#		
1/26/24	00050	1/07/24	OE 64391	202401	320-53800-60000				*	2,813.00				
			SPOT TURF REPLACEMENT											
		1/08/24	OE 64463	202401	320-53800-48000				*	825.00				
			STREET SWEEPING											
		1/17/24	OE 64702	202401	320-53800-49000				*	5,850.00				
			SIDE DITCH CLEAN UP											
			YELLOWSTONE LANDSCAPE											
			9,488.00 004162											
2/01/24	00001	12/31/23	324	202312	320-53800-48000				*	399.45				
			PATCHING POTHOLES											
			GOVERNMENTAL MANAGEMENT SERVICES-											
			399.45 004163											
2/01/24	00028	1/22/24	122923	202312	310-51300-31500				*	2,971.58				
			GENERAL COUNSEL DEC 23											
			LATHAM, LUNA, EDEN & BEAUDINE LLP											
			2,971.58 004164											
2/01/24	00050	1/19/24	OE 64762	202401	320-53800-46000				*	1,188.00				
			FRONT WOODED PUSH BACK											
			YELLOWSTONE LANDSCAPE											
			1,188.00 004165											
2/05/24	00098	2/01/24	FS020120	202402	310-51300-11000				*	200.00				
			BOS MEETING 2/1/24											
			FREDERICK W. SAWYERS											
			200.00 004166											
2/05/24	00093	2/01/24	HK020120	202402	310-51300-11000				*	200.00				
			BOS MEETING 2/1/24											
			HERBERT VON KLUGE											
			200.00 004167											
2/05/24	00111	2/01/24	RS020120	202402	310-51300-11000				*	200.00				
			BOS MEETING 2/1/24											
			RICHARD J SCINTA JR											
			200.00 004168											
2/05/24	00077	2/01/24	RG020120	202402	310-51300-11000				*	200.00				
			BOS MEETING 2/1/24											
			RANDALL GREENE											
			200.00 004169											
2/05/24	00086	2/02/24	PSI04867	202402	320-53800-44150				*	241.00				
			RR POND TREATMENT FEB 24											
			SOLITUDE LAKE MANAGEMENT LLC											
			241.00 004170											
2/13/24	00016	2/09/24	45261	202401	310-51300-31500				*	2,338.60				
			GENERAL COUNSEL JAN 24											
			DONALD W. MCINTOSH ASSOCIATES, INC											
			2,338.60 004171											
2/13/24	00091	2/05/24	23379101	202402	320-53800-49000				*	3,626.00				
			MONITORING SUBSCRIPTION											
			WATERTRONICS, LLC											
			3,626.00 004172											
BONC BONNET CREEK ZYAN														

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
2/13/24	00050	1/30/24	OE 65000 202402 320-53800-49000	STREET SWEEPING	*	825.00	
		2/01/24	OE 65001 202402 320-53800-47300	LANDSCAPE MAINT FEB 24	*	17,325.00	
		2/01/24	OE 65269 202402 320-53800-49000	PALM PRUNING	*	1,870.00	
YELLOWSTONE LANDSCAPE						20,020.00	004173
TOTAL FOR BANK A						88,615.51	
TOTAL FOR REGISTER						88,615.51	

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
1/04/24	00067	12/13/23 122470	202311 600-53800-60700	ROAD IMPROVEMENTS	*	91.50	
				LATHAM, LUNA, EDEN, BEAUDINE, LLP			91.50 000213
1/26/24	00067	1/22/24 122924	202312 600-53800-60700	REEDY CRK/ROAD IMPROVE	*	91.50	
				LATHAM, LUNA, EDEN, BEAUDINE, LLP			91.50 000214
2/13/24	00051	2/09/24 45261	202401 600-53800-60700	INTERSECTION IMPROVEMENTS	*	630.00	
				DONALD W. MCINTOSH ASSOCIATES, INC.			630.00 000215
TOTAL FOR BANK B						813.00	
TOTAL FOR REGISTER						813.00	



## Aquatic Weed Control, Inc.

P.O. Box 593258  
Orlando, FL 32859

Phone: 407-859-2020  
Fax: 407-859-3275

1-52  
3 20 538 44110

## Invoice

Date	Invoice #
11/30/2023	91091R

### Bill To

Bonnet Creek Resort CDD  
c/o Governmental Management Services  
219 East Livingston Street  
Orlando, FL 32801

Customer P.O. No.	Payment Terms	Due Date
	Net 30	12/30/2023

Qty	Item	Description	Unit Price	Amount
1	WETLAND	AWC provided a 2 man crew to spray nuisance & exotic species in Bonnet Creek selected conservation areas for up to 10 days. 2 crew @ \$1250 per day	12,500.00	12,500.00
1	WETLAND	Chemical at cost - revised line amount with details below: Rodeo 19 gal x \$37.35 = \$711.55 2, 4-D 6.5 gal x \$30.85 = \$200.52 Silnet 2.75 gal x \$57.30 = \$157.57 Marker 2 gal x \$35.84 = \$71.68 Completed work on 11/29/23.	1,141.32	1,141.32

RECEIVED

DEC 7 2023

Thank you for your business.

Total	\$13,641.32
Payments/Credits	\$0.00
Balance Due	\$13,641.32



# Aquatic Weed Control, Inc.

P.O. Box 593258  
Orlando, FL 32859

Phone: 407-859-2020  
Fax: 407-859-3275

1-52 8 4413  
320 53

## Invoice

Date	Invoice #
12/21/2023	91324

### Bill To

Bonnet Creek Resort CDD  
c/o Governmental Management Services  
219 East Livingston Street  
Orlando, FL 32801

Customer P.O. No.	Payment Terms	Due Date
Project# 95180	Net 45	2/4/2024

Description	Amount
Tri-annual wetland maintenance for the month of November 2023 - Crosby Island Marsh - Completed on 11/06/23.	2,500.00
<div>RECEIVED</div> <div>DEC 22 2023</div>	

Thank you for your business.

Total	\$2,500.00
Payments/Credits	\$0.00
Balance Due	\$2,500.00





## Environment Testing

1-107  
320 538 449

Invoice No.	6700023284	Invoice Date	December 21, 2023
Terms	Net 90 days	Federal Tax ID	87-2895395
Remit to	Eurofins Environment Testing Southeast, LLC, PO BOX 3213, Carol Stream, IL 60132-3213		
Wire	Citibank ABA: 031100209 Acct# 54064616 SWIFT Code: CITIUS33		
ACH	Citibank ABA: 031100209 Acct# 54064616 SWIFT Code: CITIUS33		

<b>Bill to:</b>
Bonnet Creek Resort CDD-c/o Gov Mgmt Ser Attn: Accounts Payable 9145 Narcoossee Rd Suite A206 Orlando, FL 32827

<b>Ship to:</b>
Bonnet Creek Resort CDD 219 E. Livingston Street Orlando, FL 32801

<b>P.O. Number</b>	<b>W.O. Number</b>	<b>Contract Number</b>	<b>Work Ordered by</b>
Purchase Order not required			Rafael Martinez
<b>Job Description</b>	<b>Site Name</b>	<b>SDG Number</b>	<b>Invoice Contact</b>
See below			M. Byington

Job No.	Job Description	Receipt Date	Quantity	Unit Price	Amount
	Method/Test Description				
J31365-1	Q-MW's	12/07/2023			
	180.1 - Turbidity		2.00	15.00	30.00
	SM 2540C - Total Dissolved Solids		2.00	12.00	24.00
	Colilert-18 - Fecal Coliform		2.00	35.00	70.00
	353.2 - Nitrate (NO2+NO3) - NO2		2.00	15.00	30.00
	SM 4500 Cl- E - Total Chloride		2.00	15.00	30.00
	SM 4500 H+ B - pH		2.00	5.00	10.00
	Sampling Fee		2.00	85.00	170.00
<b>Project Number</b>	<b>Client Number</b>	<b>Project Manager</b>	<b>Subtotal (USD)</b>	<b>\$364.00</b>	
67000618	101263	Ryya Kumm			
<b>Latest Sample Receipt Date</b>	<b>Latest Report Date</b>	<b>Phone Number</b>	<b>Total (USD)</b>	<b>\$364.00</b>	
12/07/2023	12/14/2023	(407) 339-5984			

RECEIVED  
DEC 21 2023

For proper credit, please include invoice number on all remittance.

Eurofins Orlando - 481 Newburyport Avenue, Altamonte Springs, FL 32701

This invoice falls under Eurofins Southeast Standard T&C's of Net 30 Days unless superseded by another valid contract vehicle in place at the time these services were rendered.

**Eurofins, Orlando**  
 481 Newburyport Ave  
 Orlando, FL 32701  
 Phone 407.339.5984

# Chain of Custody Record



<b>Client Information</b> Client Contact: Andrew Allison Lab. ID: RYA Phone: _____ E-Mail: _____		Carrier Tracking No(s): _____ State of Origin: _____ Page: _____ Job #: _____	
<b>Company:</b> Bonnett Creek Address: _____ City: _____ State, Zip: _____ Phone: _____ Email: _____ Project Name: QTR Monitor wells Site: _____		<b>Analysis Requested</b> Due Date Requested: _____ TAT Requested (days): _____ Compliance Project: <input type="checkbox"/> Yes <input type="checkbox"/> No PO #: _____ WO #: _____ Project #: _____ SSOW#: _____	
<b>Sample Identification</b> Sample ID: MW-21 MW-20 Sample Date: 12/17/13 Sample Time: 15:23 Sample Type: G=grab Matrix: (Weaker, Stronger, Overweight) Preservation Code: W Field Filtered Sample (Yes or No): <input checked="" type="checkbox"/> Perform MS/MSD (Yes or No): <input checked="" type="checkbox"/> Total Number of Containers: <input checked="" type="checkbox"/>		<b>Preservation Codes:</b> A - HCL B - NaOH C - Zn Acetate D - Nitric Acid E - NaHSO4 F - MeOH G - Amchlor H - Ascorbic Acid I - Ice J - DI Water K - EDTA L - EDA M - Hexane N - None O - AsNaO2 P - Na2O4S Q - Na2SO3 R - Na2SO4 S - H2SO4 T - TSP Dodecalhydrate U - Acetone V - MCLA W - pH 4-5 Z - other (specify) Other: _____ Special Instructions/Note: <u>DRICE</u>	
<b>Possible Hazard Identification</b> <input type="checkbox"/> Non-Hazard <input type="checkbox"/> Flammable <input type="checkbox"/> Skin Irritant <input type="checkbox"/> Poison B <input type="checkbox"/> Unknown <input type="checkbox"/> Radiological Deliverable Requested: I, II, III, IV, Other (specify) _____		<b>Sample Disposal (A fee may be assessed if sample is retained longer than 1 month)</b> <input type="checkbox"/> Return To Client <input type="checkbox"/> Disposal By Lab <input type="checkbox"/> Archive For _____ Months Special Instructions/OC Requirements: _____	
<b>Empty Kit Relinquished by:</b> _____ Relinquished by: _____ Relinquished by: _____ Relinquished by: _____		<b>Method of Shipment:</b> Date: 12/17/13 15:23 Received by: _____ Received by: _____ Received by: _____ Received by: _____ Date/Time: 12/17/13 15:23 Date/Time: 12/17/13 15:23 Date/Time: 12/17/13 15:23 Date/Time: 12/17/13 15:23	
Custody Seals Intact: <input type="checkbox"/> Yes <input type="checkbox"/> No Custody Seal No.: _____		Cooler Temperature(s) °C and Other Remarks: 25/22 25/22 25/22 25/22	



1-28  
310 513

DEC 20 2023

1-105 320 538 462



ProPump and Controls, Inc.  
610 Old Mount Eden Rd  
Shelbyville, KY, 40065-8814  
Phone: (502)633-0677 ext

## Invoice

Reference No.:	IN003409
Date:	27-Dec-2023
Due Date:	26-Jan-2024
Customer ID:	BONNCDD
Sales Person:	0

### BILL TO:

Bonnet Creek Resort CDD  
6200 Lee Vista Blvd Ste 300  
Orlando FL 32822-5149  
United States of America

### SHIP TO:

Bonnet Creek CDD  
14100 Bonnet Creek Resort Ln Ste 300  
Orlando FL 32821-4023  
United States of America

### CUSTOMER REF. NUMBER

### TERMS

### CONTACT

Net 30 Days

### SCOPE OF WORK:

12/11/23 Service call on the Irrigation Pump Station at Bonnet Creek Resort CDD: Technician Roben drove to site to look at why customer is getting an increase of 8 million gallons in water usage for the month. Looked at the flow total for today and compared it to the total from when the pm service was completed on 11/28/23. Over a 14 day period the average daily usage is 111,928 gallons. Went back through all of the pm reports to get the total flow readings to see what the usage was on the station. I was able to get enough information for 2 years of flow readings. I put together a spreadsheet with all of the information on it for flow totals by month, daily averages and the difference between last year and this year. There was an increase in water usage from last year to this year. Over the whole year there was about 6 million gallon increase. Customer stated that there was an increase of about 8 million for one month. I did not see that with the flow readings that I have. Ran some water to view readings off the HMI and verified the meter heads are matching flow and totals. Had 140gpm going out and reset one of the flow totalizers to zero and timed how long it took for the total to show 1,000 gallons. After about 7 minutes the total showed 1,000. That is pretty accurate based on the time and the gpm. Without having a flow calibration meter to test to see if the reading is 100% accurate. I don't believe there is an issue with the equipment at the station. If there is still a discrepancy, the next step is to get a flow calibration meter on the station to verify readings. Spreadsheet with data is attached and already emailed to the customer.

12/19/23 Roben drove to site to look at all of the POC connection meters for the Hotels. The meter at JW Marriott was acting strange and was showing flow with nothing running. I ran some water and the totalizer was not totalizing correctly. Looked through the settings on the meter and everything was good. Ran some water and the flow on the meter head was about 80gpm and the HMI was reading 150gpm. That reading was way off. I checked to make sure all of the connections on the meter head were tight. All connections were good. Plugged the meter head back in and the meter was on m3/h and not gpm. Thought that was odd and this was the meter in question from Clayton. Unplugged the meter and plugged it back in after a few minutes to see if the meter would change back to gpm. Still on m3/h. I changed it back to gpm and ran some water. The meter head was showing flow but the HMI was not showing flow. There was an issue for sure with the meter. I went to the other location to make sure there were not any problems with those meters before digging further into the meter at JW. All of the other meters checked out fine. Did not find any issues. Went back to the meter at JW and it was back on m3/h from gpm. The change I made did not hold. Ran water to see if the flow was showing on the HMI and no flow reading. Unplugged the meter head for awhile before plugging it back in. I had a hard time with the buttons on the meter head working properly. Plugged the meter head back in and changed the flow reading back to gpm. Ran some water to check the meter. Showed 80gpm on the meter head and was watching the totalizer. After about 2 minutes of watering the meter should have only add 160gpm to the total. 850gpm was added to the total. The meter is showing 80gpm but it is totalizing way more flow than it should be. The meter needs to be replaced. Something internally is going bad. I got with Greg Salisbury from Watertronics to see if the meter was under warranty still or not. Greg informed me that the meter was not under warranty. I will be getting with Clayton about what I found today and getting a quote to him for a new meter.

Labor includes some travel time.

ITEM	ORDER QTY.	UOM	SHIPPED	UNIT PRICE	EXTENDED PRICE
LABOR: Technician Labor					1,296.00
TRIP CHARGE: TRIP CHARGE	1.00	EA	1.00	75.000	75.00

REMIT TO: PROPUMP & CONTROLS, INC., 610 Old Mount Eden Road,  
Shelbyville, Ky 40065

\*\*\*Late Fees of 1.5% will be charged per month  
on all accounts that are past due

Please note that all invoices over \$5,000 paid by credit Card are  
subject to a 2.8% service charge without prior agreement.

<b>Sales Total:</b>	1,371.00
<b>Tax Total:</b>	0.00
<b>Total (USD):</b>	1,371.00

RECEIVED

JAN 2 2024

RCM UTILITIES, LLC  
1451 Pine Grove Rd  
Eustis, FL 32726  
billing@rcmutilities.com

1-102  
320 538 466



## INVOICE

**BILL TO**

Bonnet Creek Resort CDD  
219 E. Livingston St  
Orlando, FL 32801

**INVOICE #** 9823**DATE** 12/21/2023**DUE DATE** 01/20/2024**TERMS** Net 30**JOB NAME**

Bonnet Creek Resort Inspection

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
12/18/2023	Service Work	Lift Station Preventative Maintenance Inspection - Quarterly - see attached report.	1	315.00	315.00

SUBTOTAL	315.00
TAX	0.00
TOTAL	315.00
BALANCE DUE	<b>\$315.00</b>

**RECEIVED**

DEC 21 2023

352-561-2990 OFFICE 352-292-0139 FAX



100 W. Mills Ave  
Eustis, FL 32726  
352-561-2990 ext 2

CODE 3241

### Lift Station Inspection Report

Date: 12/18/23  
(quarterly)

Customer: Bonnet Creek  
14901 Chelonia Parkway Orlando, FL 32819

Lift Station: \_\_\_\_\_

#### Pump # 1

Elapsed Time Meter Reading:

Present: 2294.7

Previous: 2067.2 Date: 9/26/23

Total Run: 227.5

#### Pump # 2

Elapsed Time Meter Reading:

Present: 0

Previous: 3034.5 Date: \_\_\_\_\_

Total Run: 0

#### Pump Amps #1

1 17.4 2 17.3 3 16.5

#### Pump Amps # 2

1 - 2 - 3 -

Wet Well Condition: Good

Float Conditions:

Off Float ✓ ok \_\_\_\_\_ n/r

Lag Float ✓ ok \_\_\_\_\_ n/r

Lead float ✓ ok \_\_\_\_\_ n/r

Alarm float ✓ ok \_\_\_\_\_ n/r

Cleaned all floats: (yes) no

Float operation and panel sequence ✓ ok \_\_\_\_\_ n/r

Alarm light and horn ✓ ok \_\_\_\_\_ n/r

Generator:

Elapsed time meter run

Present 22.3

Previous \_\_\_\_\_ Date: \_\_\_\_\_

Total Run: \_\_\_\_\_

Simulate power failure with generator ✓ ok \_\_\_\_\_ n/r

Fuel Status generator 34%, needs \_\_\_\_\_ gallon of fuel

Comments: Pump 2 needs to be replaced

Service Tech: James C Signed: JC

Abbreviations: n/r - needs replacing/repair



1-86  
320 538 44150

**Please Remit Payment to:**

Solitude Lake Management, LLC  
1320 Brookwood Drive  
Suite H  
Little Rock, AR 72202  
Phone #: (888) 480-5253  
Fax #: (888) 358-0088

**INVOICE**

Page: 1

Invoice Number: PSIO40688  
Invoice Date: 1/1/2024

Bill  
To: Bonnett Creek CDD  
Governmental Management Services  
6200 Lee Vista Blvd Suite 300  
Orlando, FL 32822

Ship  
To: Bonnett Creek CDD  
Governmental Management Services  
6200 Lee Vista Blvd Suite 300  
Orlando, FL 32822  
United States

Ship Via  
Ship Date 1/1/2024  
Due Date 1/31/2024  
Terms Net 30

Customer ID 5006  
P.O. Number  
P.O. Date 1/1/2024  
Our Order No.

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance		1	1	241.00	241.00
January Billing					
1/1/2024 - 1/31/2024					
Bonnett Creek Irrigation Lake					
Bonnett Creek Irrigation Lake					

**RECEIVED**

**JAN 2 2024**

Amount Subject to Sales Tax 0.00  
Amount Exempt from Sales Tax 241.00

**Subtotal: 241.00**  
Invoice Discount: 0.00  
Total Sales Tax: 0.00  
Payment Amount: 0.00  
**Total: 241.00**

1-50  
320 538 474



## INVOICE

INVOICE #	INVOICE DATE
OE 634960	12/13/2023
TERMS	PO NUMBER
Net 30	

**Bill To:**

Bonnet Creek Resort CDD  
c/o Governmental Management Services, LLC  
6200 Lee Vista Blvd  
Suite 300  
Orlando, FL 32822

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Bonnet Creek Resort CDD

**Invoice Due Date:** January 12, 2024

**Invoice Amount:** \$587.88

Description	Current Amount
Valve Replacement	
Irrigation Repairs	\$587.88

**Invoice Total** **\$587.88**

**RECEIVED**

DEC 13 2023

**Valued Customer:**

It has been brought to our attention of a recent criminal check fraud scheme that took place targeting US mail in the Atlanta region. Checks bound for financial institutions were intercepted and fraudulently processed. If you are currently paying by check, to enhance your transaction security, we recommend you consider the option for electronic payments. Instructions for electronic payments can be provided upon request.

Please reach out to [jpowell@yellowstonelandscape.com](mailto:jpowell@yellowstonelandscape.com) if you would like to confirm prior payment status or if you have any additional questions.

Yellowstone Landscape

**Should you have any questions or inquiries please call (386) 437-6211.**

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286



**Bill To:**

Bonnet Creek Resort CDD  
c/o Governmental Management Services, LLC  
6200 Lee Vista Blvd  
Suite 300  
Orlando, FL 32822

**Property Name:** Bonnet Creek Resort CDD

**INVOICE**

INVOICE #	INVOICE DATE
OE 634961	12/13/2023
TERMS	PO NUMBER
Net 30	

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Invoice Due Date:** January 12, 2024

**Invoice Amount:** \$587.88

Description	Current Amount
Valve Replacement	
Irrigation Repairs	\$587.88

**Invoice Total** \$587.88

**RECEIVED**

DEC 13 2023

**Valued Customer:**

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Yellowstone Landscape

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Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286



1-50  
320 538 600

## INVOICE

INVOICE #	INVOICE DATE
OE 636077	12/19/2023
TERMS	PO NUMBER
Net 30	

**Bill To:**

Bonnet Creek Resort CDD  
c/o Governmental Management Services, LLC  
6200 Lee Vista Blvd  
Suite 300  
Orlando, FL 32822

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Bonnet Creek Resort CDD

**Invoice Due Date:** January 18, 2024

**Invoice Amount:** \$573.10

Description	Current Amount
annual replacement from vehicle wreck	
Landscape Enhancement	\$573.10

**Invoice Total** \$573.10

Excellence

IN COMMERCIAL LANDSCAPING

RECEIVED

DEC 20 2023

**Valued Customer:**

It has been brought to our attention of a recent criminal check fraud scheme that took place targeting US mail in the Atlanta region. Checks bound for financial institutions were intercepted and fraudulently processed. If you are currently paying by check, to enhance your transaction security, we recommend you consider the option for electronic payments. Instructions for electronic payments can be provided upon request.

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Yellowstone Landscape

**Should you have any questions or inquiries please call (386) 437-6211.**

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286

**Aquatic Weed Control, Inc.**

P.O. Box 593258  
Orlando, FL 32859

Phone: 407-859-2020  
Fax: 407-859-3275

**Invoice**

Date	Invoice #
12/27/2023	91348

**Bill To**

Bonnet Creek Resort CDD  
c/o Governmental Management Services  
219 East Livingston Street  
Orlando, FL 32801

1-52  
320 538-441

Customer P.O. No.	Payment Terms	Due Date
	Net 30	1/26/2024

Description	Amount
Monthly wetland maintenance for the month this invoice is dated - Wetlands, fenceline & 1 golf course pond @ Bonnet Creek Resort. Completed 12/19/23.	1,694.00
<b>RECEIVED</b>  JAN 2 2024	

Thank you for your business.

<b>Total</b>	\$1,694.00
<b>Payments/Credits</b>	\$0.00
<b>Balance Due</b>	\$1,694.00



ProPump and Controls, Inc.  
610 Old Mount Eden Rd  
Shelbyville, KY, 40065-8814  
Phone: (502)633-0677 ext

1-105  
320 538 462

## Invoice

Reference No.: IN003321  
Date: 18-Dec-2023  
Due Date: 17-Jan-2024  
Customer ID: BONNCDD  
Sales Person: 0

**BILL TO:**

Bonnet Creek Resort CDD  
6200 Lee Vista Blvd Ste 300  
Orlando FL 32822-5149  
United States of America

**SHIP TO:**

Bonnet Creek Resort CDD  
14100 Bonnet Creek Resort Ln Ste 300  
Orlando FL 32821-4023  
United States of America

**CUSTOMER REF. NUMBER****TERMS****CONTACT**

Net 30 Days

**SCOPE OF WORK:**

11/28/23 Service call on the Irrigation Pump Station at Bonnet Creek Resort CDD: Technician Chris B traveled to the site.  
Completed station PM and Filter Cleaning. Report included

ITEM	ORDER QTY.	UOM	SHIPPED	UNIT PRICE	EXTENDED PRICE
LABOR: Technician Labor					1,152.00
TRIP CHARGE: TRIP CHARGE	1.00	EA	1.00	75.000	75.00
SMALL PART: PM Materials	1.00	EA	1.00	25.000	25.00

RECEIVED

JAN 2 2024

REMIT TO: PROPUMP & CONTROLS, INC., 610 Old Mount Eden Road,  
Shelbyville, Ky 40065

\*\*\*Late Fees of 1.5% will be charged per month  
on all accounts that are past due

Please note that all invoices over \$5,000 paid by credit Card are  
subject to a 2.8% service charge without prior agreement.

Sales Total: 1,252.00  
Tax Total: 0.00  
Total (USD): 1,252.00



Troutman, NC 800-844-0677  
Myrtle Beach, SC 843-236-3996  
Shelbyville, KY 800-414-0677  
Delta, Ohio 800-426-0370  
Sarasota, FL 914-755-4589

### Preventive Maintenance Check list

Site Name \_\_\_\_\_

Date 11-28-2023

W.O. # 72180-1

Contact Clayton

Technician Chris B.

Phone # \_\_\_\_\_

Mobile ☐ Maintenance ☐

Station Info Station Manufacturer Watertronics

Station Set Point 63 PSI # of Pumps 4

Full Flow Design 1400 GPM

### Station Type

- |  |  |
|--|--|
| <input checked="" type="checkbox"/> Vertical Turbine | <input checked="" type="checkbox"/> VFD      |
| <input type="checkbox"/> Horizontal Suction Lift     | <input type="checkbox"/> Conventional Analog |
| <input type="checkbox"/> Horizontal Flooded Suction  | <input type="checkbox"/> Relay Logic         |
| <input type="checkbox"/> Submersible                 |  |
| <input type="checkbox"/> Booster                     |  |
| <input type="checkbox"/> Transfer                    |  |
| <input type="checkbox"/> Other _____                 |  |

### Voltage Readings

No Load 491 A-B 283 A-G

492 B-C 284 B-G

494 A-C 286 C-G

Full Load \_\_\_\_\_ A-B \_\_\_\_\_ A-G \_\_\_\_\_ PSI

\_\_\_\_\_ B-C \_\_\_\_\_ B-G \_\_\_\_\_ GPM

\_\_\_\_\_ A-C \_\_\_\_\_ C-G

**Pump 1 Data**

HP 50 RPM 1780 Frame 326 Type RUSI  
Motor Manufacturer US Motors  
Amps - N/L 25 A Amps - F/L 18 A Run Hours 3290  
27 B 19 B  
28 C 18 C Starts 5416  
115 PSI 63 PSI  
95 GPM Run out \_\_\_\_\_  
Vibration \_\_\_\_\_ Inboard / Inline \_\_\_\_\_ Outboard / Inline Megger 4000@1  
\_\_\_\_\_ Inboard / Radial \_\_\_\_\_ Outboard / Radial

**Pump 2 Data**

HP 50 RPM 1785 Frame 326 Type RUSI  
Motor Manufacturer US Motors  
Amps - N/L 30 A Amps - F/L \_\_\_\_\_ A Run Hours 3626  
29 B \_\_\_\_\_ B  
32 C \_\_\_\_\_ C Starts 4828  
115 PSI \_\_\_\_\_ PSI  
\_\_\_\_\_ GPM Run out \_\_\_\_\_  
Vibration \_\_\_\_\_ Inboard / Inline \_\_\_\_\_ Outboard / Inline Megger 4000@1  
\_\_\_\_\_ Inboard / Radial \_\_\_\_\_ Outboard / Radial

**Pump 3 Data**

HP 50 RPM 1785 Frame 326 Type RUSI  
Motor Manufacturer US Motors  
Amps - N/L 30 A Amps - F/L \_\_\_\_\_ A Run Hours 3267  
29 B \_\_\_\_\_ B  
32 C \_\_\_\_\_ C Starts 5173  
115 PSI \_\_\_\_\_ PSI  
\_\_\_\_\_ GPM Run out \_\_\_\_\_  
Vibration \_\_\_\_\_ Inboard / Inline \_\_\_\_\_ Outboard / Inline Megger 4000@1  
\_\_\_\_\_ Inboard / Radial \_\_\_\_\_ Outboard / Radial

### Pump 4 Data

HP _____	RPM _____	Frame _____	Type _____
Motor Manufacturer _____			
Amps - N/L _____	A _____	Amps - F/L _____	A _____
_____	B _____	_____	B _____
_____	C _____	_____	C _____
_____	PSI _____	_____	PSI _____
		_____	GPM _____
			Run out _____
Vibration _____	Inboard / Inline _____	_____	Outboard / Inline _____
	Inboard / Radial _____		Outboard / Radial _____
			Megger _____

### PM Pump Data

HP	<u>5</u>	RPM	<u>3600</u>	Frame	<u>          </u>	Type	<u>sub</u>
Motor Manufacturer	<u>Franklin</u>						
Amps - N/L	<u>6.5</u>	A		Amps - F/L	<u>          </u>	Run Hours	<u>1006</u>
	<u>6.5</u>	B			<u>          </u>		
	<u>7</u>	C			<u>          </u>	Starts	<u>          </u>
	<u>169</u>	PSI			<u>          </u>		
					<u>          </u>	Megger	<u>35 @10</u>
					<u>          </u>		

## Pump and Motor

- |   |   |
|---|---|
| <input type="checkbox"/> Change Oil                                 | <input type="checkbox"/> Check Slinger Ring                 |
| <input type="checkbox"/> Change Packing                             | <input checked="" type="checkbox"/> Clean Drain Tubes       |
| <input type="checkbox"/> Lube Bearings                              | <input checked="" type="checkbox"/> Clean Vents in Motors   |
| <input checked="" type="checkbox"/> Check / Tighten Pump Head Bolts | <input type="checkbox"/> Check Motor Splices                |
| <input checked="" type="checkbox"/> Check / Tighten Motor Bolts     | <input checked="" type="checkbox"/> Check Seals for leakage |

## Electrical

- |  |  |
|--|--|
| <input checked="" type="checkbox"/> Test Disconnects       | <input checked="" type="checkbox"/> Check Fuses      |
| <input checked="" type="checkbox"/> Tighten Terminals      | <input checked="" type="checkbox"/> Test Starters    |
| <input checked="" type="checkbox"/> Check wires            | <input type="checkbox"/> Check Overload Relays       |
| <input checked="" type="checkbox"/> Examine Components     | <input type="checkbox"/> Inspect Contacts            |
| <input type="checkbox"/> Check and clean Transducer Tubing | <input type="checkbox"/> Check and Adjust P/W Timers |

### Electrical (continued)

- |  |   |
|--|---|
| <input type="checkbox"/> Check and clean PSI Switch Tubing | <input type="checkbox"/> SMC Dip Switches / Timers            |
| <input checked="" type="checkbox"/> Clean Low Level Probes | <input checked="" type="checkbox"/> Check Surge Arrestors     |
| <input type="checkbox"/> Check Hour Meters                 | <input type="checkbox"/> Check and set Time Delay Relays      |
| <input type="checkbox"/> Check Light Bulbs                 | <input type="checkbox"/> Check Hot Spots                      |
|  |   |
| <input checked="" type="checkbox"/> Test Low PSI Safety    | <input type="checkbox"/> Test Loss of Prime Safety            |
| <input checked="" type="checkbox"/> Test High PSI Safety   | <input type="checkbox"/> Test Hi Temp Safety                  |
| <input checked="" type="checkbox"/> Test Phase Failure     | <input type="checkbox"/> Test Lake Level Controls             |
| <input checked="" type="checkbox"/> Test Low Level Safety  | <input type="checkbox"/> Test Automatics Lake Screen Controls |

### Verify Transducers

Downstream PSI Reading 63 vs. Gauge Reading 65  
Upstream PSI Reading \_\_\_\_\_ vs. Gauge Reading 65

---

### Wye Strainers / Filters

- |   |  |                         |
|---|--|-------------------------|
| <input type="checkbox"/> Wye Strainer                 | Size _____   | Manufacturer _____      |
| <input checked="" type="checkbox"/> Filter            | Size <u>1500</u>   | Manufacturer <u>VAF</u> |
|   |  |                         |
| <input checked="" type="checkbox"/> Clean Flush Valve | <input checked="" type="checkbox"/> Check timer settings |                         |
| <input checked="" type="checkbox"/> Check Operation   | <u>10min</u> Cycle Timer Setting                         |                         |
| <input type="checkbox"/> Check PD Switch              | <u>60sec</u> Flush Duration                              |                         |

---

### Control Valve / Relief Valve

- |  |  |                       |
|--|--|-----------------------|
| Manufacturer <u>CAL-VAF</u>                        |  | Size <u>4</u>         |
| <input type="checkbox"/> Rebuild CRD               | <input checked="" type="checkbox"/> Test Ball Valves | Conventional Settings |
| <input type="checkbox"/> Rebuilt CRL Sustain       | <input type="checkbox"/> Tighten Leaky Fittings      | CRD _____             |
| <input type="checkbox"/> Rebuild CRL Surge         | <input type="checkbox"/> Check PSI Gauges            | CRL Sust. _____       |
| <input checked="" type="checkbox"/> Clean Strainer | <input type="checkbox"/> Set Speed Control           | CRL Surge _____       |
| <input type="checkbox"/> Replace O-Ring            | <input type="checkbox"/> Check all ports on C.V.     |                       |
| <input type="checkbox"/> Check Micro Switches      | <input type="checkbox"/> Inspect Valve Body          | VFD Settings          |
|  | <input type="checkbox"/> Rebuild Valve Body          | Relief Valve _____    |



**VFD Panel**

- |   |                                       |
|---|---------------------------------------|
| <input checked="" type="checkbox"/> Tighten Lugs            | _____ VFD Hours                       |
| <input checked="" type="checkbox"/> Check Cables            | _____ Buss Voltage                    |
| <input checked="" type="checkbox"/> Check for loose Objects |                                       |
| <input checked="" type="checkbox"/> Verify Blower Operation | <input type="checkbox"/> Clear Faults |

---

**Heat Exchanger / Air Conditioner**

- |  |   |
|--|---|
| <input checked="" type="checkbox"/> Check Operation        | <input checked="" type="checkbox"/> Verify Blower Operation         |
| <input type="checkbox"/> Clean Filter                      | <input checked="" type="checkbox"/> Verify Solenoid Valve Operation |
| <input type="checkbox"/> Temp Setting                      | <input type="checkbox"/> Clean Solenoid                             |
| <input checked="" type="checkbox"/> Check Panel Insulation | <input type="checkbox"/> Clean Wye Strainer                         |
|  | <input type="checkbox"/> Adjust Gate Valve                          |

---

**Flow Meter / Transducer**

- |   |   |
|---|---|
| <input checked="" type="checkbox"/> Reading is Stable                 | <input type="checkbox"/> Check and Clean Sensor |
| <input checked="" type="checkbox"/> Check Meter Operation             | <input type="checkbox"/> Inspect Junction Box   |
| <input type="checkbox"/> Check and Record - Pipe Calibration          |   |
| <input checked="" type="checkbox"/> Check and Record - Total Flow GPM | <u>116,389,000</u>                              |

---

**Tank**

- ☐ Visual inspection of exterior surface (This is not a Certified Inspection)
- Notes: \_\_\_\_\_
- |  |   |
|--|---|
| <input type="checkbox"/> Test Air Release Valve    | <input type="checkbox"/> Bladder Tank - Check Charge    |
| <input type="checkbox"/> Rebuild Air Release Valve | <input type="checkbox"/> Check Air Compressor Operation |
| <input type="checkbox"/> Replace Air Release Valve | <input type="checkbox"/> Check Air Compressor Operation |

---

**Lake Screen Controls**

- |   |  |
|---|--|
| <input type="checkbox"/> Clean Solenoid     | <input type="checkbox"/> Check and Set Discharge PSI |
| <input type="checkbox"/> Clean Wye Strainer | <input type="checkbox"/> Check Operation             |

---

**Camera Inspection**

- |   |   |
|---|---|
| <input type="checkbox"/> Check Pump Baskets | <input type="checkbox"/> Check Bottom and Sides of Wet Well |
|---|---|

**Special Notes, Comments or Settings:**

**Motor hours are from the HMI. Starts are from the VDF**

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**Final Check**

- |   |   |
|---|---|
| <input checked="" type="checkbox"/> Clean up Area           | <input type="checkbox"/> Review Notes with Customer     |
| <input checked="" type="checkbox"/> Check for Tools         | <input checked="" type="checkbox"/> PPC Sticker on Door |
| <input checked="" type="checkbox"/> Clean Skid and Manifold |   |



## INVOICE

INVOICE #	INVOICE DATE
OE 639266	1/1/2024
TERMS	PO NUMBER
Net 30	

**Bill To:**

Bonnet Creek Resort CDD  
c/o Governmental Management Services, LLC  
6200 Lee Vista Blvd  
Suite 300  
Orlando, FL 32822

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Bonnet Creek Resort CDD

1 - 50 473  
320 538

**Invoice Due Date:** January 31, 2024

**Invoice Amount:** \$17,325.00

Description	Current Amount
Monthly Maintenance January 2024	\$17,325.00

**Invoice Total** **\$17,325.00**

RECEIVED

JAN 2 2024

Excellence

IN COMMERCIAL LANDSCAPING

**Valued Customer:**

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Yellowstone Landscape

**Should you have any questions or inquiries please call (386) 437-6211.**

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286

**Allen E. Smith Ranch & Farming, Inc.**

10524 Moss Park Road, Suite 204-511

Orlando, FL 32832

407-207-6200

office@aesrf.net

1-41  
320 538 49



**INVOICE**

**BILL TO**  
Bonnet Creek Resort CDD  
6200 Lee Vista Boulevard, Suite 300  
Orlando, FL 32822

**INVOICE** 5770  
**DATE** 01/12/2024  
**TERMS** Net 30  
**DUE DATE** 02/11/2024

**PROJECT**  
Crosby Island Marsh

**WORK DATE(S)**  
1/10 - 1/11/2024

ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Chainsaw	33 hours chainsaw with 3 laborers @ \$35.00 per hour	33	35.00	1,155.00
Weed Eating	33 hours weed eating with 3 laborers @ \$35.00 per hour	33	35.00	1,155.00

Thank you for your business!

**BALANCE DUE**

**\$2,310.00**

Please make checks payable to: Allen E. Smith Ranch and Farming Inc.

Please direct all billing questions to our office  
(407) 207-6200

**RECEIVED**

**JAN 25 2024**

**From:** Zunyi Yan zyan@gmscfl.com  
**Subject:** Fwd: Invoice 5770 from Allen E. Smith Ranch & Farming, Inc.  
**Date:** January 25, 2024 at 10:34 AM  
**To:** Lisa Cruz lcruz@gmscfl.com

Thank you,

**Allen E. Smith Ranch & Farming, Inc.**

10524 Moss Park Road, Suite 204-511  
Orlando, FL 32832  
407-207-6200  
office@gmscfl.net



**INVOICE**

**BILL TO**  
Bonnet Creek Resort CDD  
6200 Lee Vista Boulevard, Suite 300  
Orlando, FL 32822

**INVOICE** 5770  
**DATE** 01/12/2024  
**TERMS** Net 30  
**DUE DATE** 02/11/2024

**PROJECT**  
Crosby Island Marsh

**WORK DATE(S)**  
1/10 - 1/11/2024

ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Chainsaw	33 hours chainsaw with 3 laborers @ \$35.00 per hour	33	35.00	1,155.00
Weed Eating	33 hours weed eating with 3 laborers @ \$35.00 per hour	33	35.00	1,155.00

Thank you for your business!

**BALANCE DUE**

**\$2,310.00**

Please make checks payable to: Allen E. Smith Ranch and Farming, Inc.

Please direct all billing questions to our office  
(407) 207-6200

**BDA**  
ENVIRONMENTAL CONSULTANTS

1-10  
BDA- 538 44120  
CIM - 44140 719.60  
791.90

Bonnet Creek Resort CDD  
Governmental Management Services - Central Florida  
C/O George Flint  
6200 Lee Vista Boulevard, Suite 300  
Orlando, FL 32822

Invoice number 54274  
Date 01/19/2024

Project 1995-180 BONNETT CREEK DRI

For Services Through December 29, 2023  
Please include invoice number on remittance

**LABOR**

	Hours	Rate	Billed Amount
Environmental Specialist IV	17.60	53.00	932.80
Senior Scientist	6.50	89.00	578.50
Labor subtotal	24.10		1,511.30

Invoice total **1,511.30**

**Aging Summary**

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
54274	01/19/2024	1,511.30	1,511.30				
	Total	1,511.30	1,511.30	0.00	0.00	0.00	0.00

Remit To:  
BDA, Inc.  
330 West Canton Avenue  
Winter Park, Florida 32789

FEIN: 59-1694414

**RECEIVED**

JAN 23 2024

BREEDLOVE, DENNIS & ASSOCIATES, INC.

☒ 330 W. Canton Ave. ~ Winter Park, FL 32789-3195

Phone: 407-677-1882 ~ Fax: 407-657-7008

Bonnet Creek Resort CDD

☐ 30 East Liberty St. ~ Brooksville, FL 34601-2910

Phone: 352-799-9488 ~ Fax: 352-799-9588

Invoice number 54274

Invoice date 01/19/2024

**BDA**  
ENVIRONMENTAL CONSULTANTS

File: 95180  
Period: Through December 29, 2023

***SENT VIA ELECTRONIC MAIL***

Bonnet Creek Resort Community Development District  
c/o GMS/George Flint  
6200 Lee Vista Boulevard, Suite 300  
Orlando, Florida 32822  
Phone: 407-841-5524  
Email: invoices@gmscfl.com

**Project Name: Bonnet Creek Resort Development of Regional Impact**

**PROGRESS REPORT**

The following services were provided during the billing period:

**Administrative:**

1. The services included in this invoice are being performed pursuant to the authorization received from the Bonnet Creek Resort Community Development District pursuant to the following contracts: 2023-2024 Bonnet Creek Resort Project Site Contract for Maintenance Review Services dated October 4, 2023; and 2023-2024 Crosby Island Marsh Mitigation Site Contract for Management and Maintenance Review Services dated October 4, 2023.

**Technical:**

***Maintenance Review Services Contract for the Bonnet Creek Resort Project Site (Year 2023-2024)***

**Task – Maintenance Review Services**

1. Ms. Penny E. Cople (Senior Scientist) coordinated with Mr. James M. Weber (Environmental Specialist IV) to conduct a maintenance review of the wetland conservation areas; prepared an update on the maintenance review to summarize the status of treatment of nuisance/exotic plants and outline future maintenance priorities; forwarded the maintenance review update to Mr. Clayton Smith via electronic mail (email) on December 11, 2023 (with a copy to Mr. Herb Von

P:\ADMIN\PROJECTS\95180\PRGS\2023\122923.DOC

BREEDLOVE, DENNIS & ASSOCIATES, INC.

330 W. Canton Ave. ~ Winter Park, FL 32789-3195  
Phone: 407-677-1882 ~ Fax: 407-657-7008

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Phone: 352-799-9488 ~ Fax: 352-799-9588

**BDA**  
ENVIRONMENTAL CONSULTANTS

Bonnet Creek Resort Community Development District

Period: Through December 29, 2023

Page 2

Kluge); prepared a PDF map of the maintenance review items and compiled the photos from the review into photo pages; coordinated with Administrative Staff to format the final PDF; and corresponded with Mr. C. Smith that the maintenance map and photos will be provided under separate cover.

2. Mr. James M. Weber (Environmental Specialist IV) conducted a site review of the wetland conservation areas on December 4, 2023, to identify nuisance/exotic plant species maintenance needs.
3. Administrative Staff (Environmental Specialist IV) maintained administrative records throughout the billing period.

Task Fee (Year 2023-2024):	\$5,000.00
Amount Previously Billed:	\$0.00
<b>Amount Due This Invoice:</b>	<b>\$719.60</b>
Budget Remaining:	\$4,280.40

**Task – Project Team Meetings and Additional Requested Services**

1. No activity this billing period.

Task Fee (Year 2021-2022):	T&M
Amount Previously Billed:	\$0.00
<b>Amount Due This Invoice:</b>	<b>\$0.00</b>

---

***Management and Maintenance Review Services Contract for the Crosby Island Marsh Mitigation Site  
(Year 2023-2024)***

---

**Task – Reviews of Nuisance/Exotic Species Maintenance**

1. Ms. Cople (Senior Scientist) reviewed the management activities reports received from Alan Smith Farming and Ranching; reviewed the email transmittal from Mr. Weber regarding the site review and summary of maintenance items to be addressed; reviewed correspondence from Aquatic Weed Control, Inc. (AWC) regarding the completion of the re-treatment of nuisance/exotic plants and coordinated with Mr. Weber to schedule a follow-up site review; provided an email update to Mr. C. Smith (with a copy to Mr. Von Kluge) regarding the



**BDA**  
ENVIRONMENTAL CONSULTANTS

Bonnet Creek Resort Community Development District

Period: Through December 29, 2023

Page 3

nuisance/exotic plant species maintenance activities, sign maintenance needed and requesting an update on the prescribed burning schedule; prepared a PDF map of the maintenance review items and compiled the photos from the review into photo pages; coordinated with Administrative Staff to format the final PDF; and forwarded the maintenance map and photo pages to Mr. C. Smith via email on December 14, 2023 (with a copy to Mr. Von Kluge).

2. Mr. Weber (Environmental Specialist IV) conducted a site review on December 1, 2023, to review the status of maintenance of nuisance/exotic plant species; compiled the results of the review and transmitted additional maintenance items to AWC via email on December 1, 2023; and conducted a follow-up review of the re-treatment of nuisance/exotic plant species on December 20, 2023.
3. Administrative Staff (Environmental Specialist IV) formatted the photo pages from the maintenance review and prepared a PDF of the maintenance graphic and photos for Ms. Cople's transmittal to the client; and maintained administrative records throughout the billing period.

Task Fee (Year 2022-2023):	\$4,500.00
Amount Previously Billed:	\$0.00
<b>Amount Due This Invoice:</b>	<b>\$791.90</b>
Budget Balance:	\$3,708.30

**Task – Project Team Meetings and Additional Requested Services**

1. No activity this billing period.

Task Fee (Year 2022-2023):	T&M
Amount Previously Billed:	\$0.00
<b>Amount Due This Invoice:</b>	<b>\$0.00</b>

<b>Total Amount Due This Invoice: \$1,511.30</b>
--

PEC/vcl

Donald W McIntosh Associates Inc.  
2200 Park Avenue North  
Winter Park, FL 32789-2355  
(407) 644-4068

1-16  
30 73 311

Bonnet Creek Resort CDD  
George Flint  
6200 Lee Vista Boulevard, Suite 300  
Orlando, FL 32822

Invoice number 45153  
Date 01/12/2024

Project 22234 Bonnet Creek Resort CDD  
General Consulting

For Period Through December 31, 2023

#### Invoice Summary

Description	Current Billed
CDD general consulting	695.00
CDD inspections	0.00
CDD miscellaneous meetings	787.50
CDD intersection improvements	0.00
CDD irrigation pump upgrade	0.00
Reimbursable Expenses	34.72
Total	1,517.22

#### Professional Fee Detail

	Hours	Rate	Billed Amount
Associate	6.25	210.00	1,312.50
Project Manager Assistant	2.00	85.00	170.00
Professional Fee Detail subtotal	8.25		1,482.50

#### Reimbursable Expenses

	Units	Rate	Billed Amount
Mileage	53.00	0.655	34.72

Invoice total 1,517.22

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JAN 16 2024

## Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting  
000 CDD general consulting

Phase Status: Active

Billing Cutoff: 12/31/2023

Date	Units	Rate	Amount
------	-------	------	--------

**Labor**

WIP Status: Billable

Associate

James C. Nugent

Time Per Contract 12/14/2023 0.25 210.00 52.50

*Prepare Chelonia repaving contract documents.*

Time Per Contract 12/15/2023 0.50 210.00 105.00

*Review Chelonia Pkwy repaving contract documents.*

Time Per Contract 12/18/2023 1.75 210.00 367.50

*Prepare Chelonia repaving contract documents; emails with District manager and counsel on final contact scope and amount.*

Subtotal 2.50 525.00

Project Manager Assistant

Michelle I. Boswell

Time Per Contract 12/15/2023 1.00 85.00 85.00

*Pull together contract document for sending to Ranger for Chelonia Resurfacing*

Time Per Contract 12/18/2023 1.00 85.00 85.00

*Pull together contract documents for Chelonia Parkway*

Subtotal 2.00 170.00

Labor total 4.50 695.00

### 001 CDD inspections

Phase Status: Active

Billing Cutoff: 12/31/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal 0.00

total 0.00

### 002 CDD miscellaneous meetings

Phase Status: Active

Billing Cutoff: 12/31/2023

Date	Units	Rate	Amount
------	-------	------	--------

**Labor**

WIP Status: Billable

Associate

James C. Nugent

Time Per Contract 12/07/2023 3.75 210.00 787.50

*Prep for and attend CDD board meeting, Chelonia bid tabulation and selection summary.*

Subtotal 3.75 787.50

Labor total 3.75 787.50

### 005 CDD intersection improvements

Phase Status: Active

Billing Cutoff: 12/31/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal 0.00

**Invoice Supporting Detail**

22234 Bonnet Creek Resort CDD General Consulting  
005 CDD intersection improvements

Phase Status: Active

Billing Cutoff: 12/31/2023

Date	Units	Rate	Amount
total			0.00

007 CDD irrigation pump upgrade

Phase Status: Closed

Billing Cutoff: 12/31/2023

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal	0.00
total	0.00

999 Reimbursable Expenses

Phase Status: Active

Billing Cutoff: 12/31/2023

Date	Units	Rate	Amount
------	-------	------	--------

**Expense**

WIP Status: Billable

James C. Nugent  
Expense Report  
Mileage

12/07/2023	53.00	0.66	34.72
Subtotal	53.00		34.72
Expense total	53.00		34.72



## INVOICE

1-50  
320 538 600

**Bill To:**

Bonnet Creek Resort CDD  
c/o Governmental Management Services, LLC  
6200 Lee Vista Blvd  
Suite 300  
Orlando, FL 32822

**Property Name:** Bonnet Creek Resort CDD

**Address:** Chelonia Pkwy  
Orlando, FL 32821

INVOICE #	INVOICE DATE
OE 643915	1/7/2024
TERMS	PO NUMBER
Net 30	

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Invoice Due Date:** February 6, 2024

**Invoice Amount:** \$2,813.00

Description	Current Amount
spot turf replacement	
Landscape Enhancement	\$2,220.00
Irrigation	\$593.00

**Invoice Total** **\$2,813.00**

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JAN 8 2024

**Should you have any questions or inquiries please call (386) 437-6211.**

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286



## INVOICE

1-50  
320 538 418

INVOICE #	INVOICE DATE
OE 644634	1/8/2024
TERMS	PO NUMBER
Net 30	

**Bill To:**

Bonnet Creek Resort CDD  
c/o Governmental Management Services, LLC  
6200 Lee Vista Blvd  
Suite 300  
Orlando, FL 32822

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Bonnet Creek Resort CDD**Address:** Chelonia Pkwy  
Orlando, FL 32821**Invoice Due Date:** February 7, 2024**Invoice Amount:** \$825.00

Description	Current Amount
One time per month street sweeping	
Misc Service	\$825.00

**Invoice Total** \$825.00

Excellence

IN COMMERCIAL LANDSCAPING

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JAN 9 2024

Should you have any questions or inquiries please call (386) 437-6211.

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286

**Bill To:**

Bonnet Creek Resort CDD  
c/o Governmental Management Services, LLC  
6200 Lee Vista Blvd  
Suite 300  
Orlando, FL 32822

**Property Name:** Bonnet Creek Resort CDD**Address:** Chelonia Pkwy  
Orlando, FL 32821**INVOICE**

INVOICE #	INVOICE DATE
OE 647028	1/17/2024
TERMS	PO NUMBER
Net 30	

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Invoice Due Date:** February 16, 2024**Invoice Amount:** \$5,850.00

Description	Current Amount
right entrance side ditch clean up	
Landscape Enhancement	\$5,850.00

**Invoice Total** **\$5,850.00****RECEIVED****JAN 18 2024****Should you have any questions or inquiries please call (386) 437-6211.**

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286

**GMS-Central Florida, LLC**1001 Bradford Way  
Kingston, TN 37763**Invoice****Bill To:**Bonnet Creek Resort CDD  
219 E. Livingston St.  
Orlando, FL 328011 - 1  
320 538 418**Invoice #:** 324**Invoice Date:** 12/31/23**Due Date:** 12/31/23**Case:****P.O. Number:** WA 1342

Description	Hours/Qty	Rate	Amount
-General Maintenance December 2023 Bonnet Creek CDD - General Maintenance December 2023 - Patching of potholes along Chelonia, Repaired a fence and reinstalled concrete block in the wall.			
Labor	4	47.50	190.00
Mobilization	1	65.00	65.00
Equipment		30.00	30.00
Materials		114.45	114.45
<b>RECEIVED</b> <b>JAN 25 2024</b>			
<b>Total</b>			<b>\$399.45</b>
<b>Payments/Credits</b>			<b>\$0.00</b>
<b>Balance Due</b>			<b>\$399.45</b>



WA#:#1342



Governmental  
Management Services

Maintenance Services

Bill To/District: Bonnet Creek CDD Proposal (Y/N) # if Applicable: N	Billing Date (Month/Year project completed):  December 2023
Job name and Description - General Maintenance December 2023 Bonnet Creek CDD - General Maintenance December 2023 - Patching of potholes along Chelonia, Repaired a fence and reinstalled concrete block in the wall.	

*back up*

Qty	Description	Unit Price	Line Total
4	Labor	\$47.50	\$190.00
1	Mobilization	\$65.00	\$65.00
	Equipment		\$30.00
	Materials		\$114.45
Total Due:			\$399.45



LATHAM, LUNA,  
EDEN & BEAUDINE, LLC  
ATTORNEYS AT LAW

201 S. ORANGE AVE, STE 1400  
POST OFFICE BOX 3353  
ORLANDO, FLORIDA 32801

1-28  
310 513 315

January 22, 2024

Invoice #: 122923  
Federal ID #:59-3366512

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JAN 26 2024

Bonnet Creek CDD  
c/o GMS-CFL, LLC  
219 E. Livingston Street  
Orlando, FL 32801

Matter ID: 2131-001

General

**For Professional Services Rendered:**

12/4/2023	JAC	Prepare for board meeting; telephone call with District Manager; follow up with District Engineer on bridge agreement with Park Hotels.	0.30	\$91.50
12/6/2023	JEL	Reviewed agenda, minutes and task list for Board of Supervisors' meeting	0.20	\$43.00
12/7/2023	JEL	Quick preparation for meeting; Attend Board of Supervisors' meeting and prepare task list following same	3.50	\$752.50
12/7/2023	KET	Review of Florida law and the District's Rules of Procedure regarding bid acceptance and objection process. Prepared Notice of Intent to Award Bid correspondence to Ranger Construction Industries, Inc. and Middlesex Paving, LLC.	0.50	\$110.00
12/7/2023	JAC	Emails with District Manager regarding award of paving bid; related emails with District Engineer	0.40	\$122.00
12/8/2023	JAC	Completed award letters for paving bid; emails with District Manager regarding posting award notice on website; review Rules of Procedure	0.40	\$122.00
12/11/2023	JAC	Respond to audit request letter from CPA	0.10	\$30.50
12/15/2023	JEL	Draft landscape agreement renewal; draft addendum to Yellowstone agreement for spot turf replacement; draft addendum to Yellowstone agreement for ditch cleanup; draft addendum to Yellowstone agreement for street sweeping; emails with GMS regarding same	1.80	\$387.00
12/18/2023	JEL	Review notes from Board meeting; email regarding paving agreement	0.10	\$21.50
12/19/2023	JEL	Email to GMS regarding Yellowstone proposals for FY23 and FY24; continue work on amendment to Yellowstone landscape agreement	1.10	\$236.50
12/20/2023	JEL	Continue work on paving agreement related to Chelonia Parkway	1.40	\$301.00
12/20/2023	JAC	Worked on review of revised paving contract and prepare bond forms	0.20	\$61.00
12/21/2023	JEL	Continue revising paving agreement and emails correspondence with District Manager and District Engineer regarding same	1.00	\$215.00
12/22/2023	JEL	Email correspondence with District Manager and District Engineer regarding revised paving agreement	0.20	\$43.00
12/22/2023	JAC	Worked on issues for paving contract; worked on audit response letter	0.50	\$152.50
12/27/2023	JEL	Review revised paving agreement and email to GMS regarding same	0.10	\$21.50
12/29/2023	JAC	Complete audit letter for District CPA	0.30	\$91.50
<b>Total Professional Services:</b>			<b>12.10</b>	<b>\$2,802.00</b>

**For Disbursements Incurred:**

12/7/2023	Payment disbursement to Jay Lazarovich for JEL - Travel to and from Bonnet Creek CDD Board Meeting on December 7, 2023 (JW Marriott)	\$27.18
12/8/2023	Payment disbursement to FedEx for invoice number 8-352-32044. Sender: Audeliz Matos W/LLEB. Recipient: Michael Lapaluccio W/ Middlesex Paving, LLC. 12/8/23	\$71.20

Payment disbursement to FedEx for invoice number 8-352-32044. Sender: Jeanne Adams W/LLEB. Recipient: F. Scott Fowler W/Ranger Construction Industries.  
12/8/23

**\$169.58**

**Total Disbursements Incurred:**

## Payments & Credits

<u>Date</u>	<u>Type</u>	<u>Notes</u>
-------------	-------------	--------------

**Amount**

Payments & Credits	\$0.00
--------------------	--------

**Total Due      \$2,971.58**



**YELLOWSTONE**  
LANDSCAPE

1-50  
320 538 46

## INVOICE

INVOICE #	INVOICE DATE
OE 647628	1/19/2024
TERMS	PO NUMBER
Net 30	

**Bill To:**

Bonnet Creek Resort CDD  
c/o Governmental Management Services, LLC  
6200 Lee Vista Blvd  
Suite 300  
Orlando, FL 32822

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Bonnet Creek Resort CDD

**Address:** Chelonia Pkwy  
Orlando, FL 32821

**Invoice Due Date:** February 18, 2024

**Invoice Amount:** \$1,188.00

Description	Current Amount
front wooded push back	
Landscape Enhancement	\$1,188.00

*Excellence*

**Invoice Total** **\$1,188.00**

IN COMMERCIAL LANDSCAPING

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JAN 18 2024

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JAN 26 2024

**Should you have any questions or inquiries please call (386) 437-6211.**

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286

**Attendance Confirmation**  
for  
**BOARD OF SUPERVISORS**

**District Name:** Bonnet Creek Resort CDD

**Board Meeting Date:** February 1, 2024

	<i>Name</i>	<i>In Attendance</i> <i>Please</i> ✓	<i>Fee Involved</i> <i>Yes / No</i>
1	Fred Sawyers	✓	Yes (\$200)
2	Richard Scinta	✓	Yes (\$200)
3	Becky Frasier		Yes (\$200)
4	Herb Von Kluge	✓	Yes (\$200)
5	Randall Greene	✓	Yes (\$200)

98

The supervisors present at the above referenced meeting should be compensated accordingly.

**Approved for Payment:**

  
District Manager Signature

2/1/24  
Date

**\*\*RETURN SIGNED DOCUMENT TO District Accountant\*\***

**RECEIVED**

FEB 1 2024



1-86  
320 538 44150

## INVOICE

Page: 1

**Please Remit Payment to:**

Solitude Lake Management, LLC  
1320 Brookwood Drive  
Suite H  
Little Rock, AR 72202  
Phone #: (888) 480-5253  
Fax #: (888) 358-0088

Invoice Number: PSI048679  
Invoice Date: 2/2/2024

Bill  
To: Bonnett Creek CDD  
Governmental Management Services  
6200 Lee Vista Blvd Suite 300  
Orlando, FL 32822

Ship  
To: Bonnett Creek CDD  
Governmental Management Services  
6200 Lee Vista Blvd Suite 300  
Orlando, FL 32822  
United States

Ship Via  
Ship Date 2/2/2024  
Due Date 3/3/2024  
Terms Net 30

Customer ID 5006  
P.O. Number  
P.O. Date 2/2/2024  
Our Order No.

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance		1	1	241.00	241.00
February Billing					
2/1/2024 - 2/29/2024					
Bonnett Creek Irrigation Lake					
Bonnett Creek Irrigation Lake					

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FEB 5 2024

Amount Subject to Sales Tax 0.00  
Amount Exempt from Sales Tax 241.00

**Subtotal:** 241.00  
Invoice Discount: 0.00  
Total Sales Tax 0.00  
Payment Amount: 0.00  
**Total:** 241.00

Donald W McIntosh Associates Inc.  
1950 Summit Park Drive  
6th Floor  
Orlando, FL 32810  
(407) 644-4068

1-16

Bonnet Creek Resort CDD  
George Flint  
6200 Lee Vista Boulevard, Suite 300  
Orlando, FL 32822

Invoice number 45261  
Date 02/09/2024

Project **22234 Bonnet Creek Resort CDD**  
**General Consulting**

For Period Through January 26, 2024

#### Invoice Summary

Description	Current Billed
CDD general consulting	2,310.00
CDD inspections	0.00
CDD miscellaneous meetings	0.00
CDD intersection improvements	<del>630.00</del>
CDD irrigation pump upgrade	0.00
Reimbursable Expenses	28.60
Total	2,968.60

#### Professional Fee Detail

	Hours	Rate	Billed Amount
Associate	10.25	210.00	2,152.50
Project Manager Assistant	7.50	85.00	637.50
Principal	0.50	300.00	150.00
Professional Fee Detail subtotal	18.25		2,940.00

#### Reimbursable Expenses

	Units	Rate	Billed Amount
Postage, Shipping & Delivery			28.60

Invoice total **2,968.60**

2338.60

**RECEIVED**

**FEB 13 2024**

## Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting  
 000 CDD general consulting

Phase Status: Active

Billing Cutoff: 01/26/2024

Date	Units	Rate	Amount
------	-------	------	--------

### Labor

WIP Status: Billable

#### Associate

James C. Nugent

Time Per Contract	01/02/2024	1.00	210.00	210.00
<i>Review revisions to contract agreement for Chelonia Pkwy repaving.</i>				
Time Per Contract	01/08/2024	2.50	210.00	525.00
<i>Chelonia repaving project contract document prep, assembly and distribution for review. Review Hilton Pond 7 indemnification agreement.</i>				
Time Per Contract	01/09/2024	1.50	210.00	315.00
<i>Chelonia repaving contract revisions per counsel review, Hilton bridge indemnification agreement review and coordination with counsel on final edits.</i>				
Time Per Contract	01/10/2024	2.00	210.00	420.00
<i>Finalize Chelonia repaving contract documents, reroute for review, prep transmittal letter to contractor and send contract documents for signature.</i>				
Time Per Contract	01/18/2024	0.25	210.00	52.50
<i>Assistance with Pond 7 indemnification agreement</i>				
Subtotal		7.25		1,522.50

#### Project Manager Assistant

Michelle I. Boswell

Time Per Contract	01/08/2024	2.00	85.00	170.00
<i>Prepare contract documents for Chelonia Parkway. Send out to GMS and Latham Luna for review</i>				
Time Per Contract	01/09/2024	1.00	85.00	85.00
<i>Update documents for Chelonia Parkway</i>				
Time Per Contract	01/10/2024	2.50	85.00	212.50
<i>Revise contract documents and send to GMS for review and approval. Send out Contract to Ranger for signature</i>				
Time Per Contract	01/12/2024	0.50	85.00	42.50
<i>Scan in bridge record drawings</i>				
Time Per Contract	01/24/2024	1.00	85.00	85.00
<i>Review contract documents for Chelonia Parkway Resurfacing</i>				
Time Per Contract	01/25/2024	0.50	85.00	42.50
<i>Contract Documents for Chelonia Parkway Resurfacing</i>				
Subtotal		7.50		637.50

#### Principal

Jeffrey J. Newton

Time Per Contract	01/24/2024	0.50	300.00	150.00
<i>Prepare for next week's board meeting.</i>				
Subtotal		0.50		150.00
Labor total		15.25		2,310.00



## Invoice Supporting Detail

### 22234 Bonnet Creek Resort CDD General Consulting

#### 001 CDD inspections

Phase Status: Active

Billing Cutoff: 01/26/2024

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal			0.00
total			0.00

#### 002 CDD miscellaneous meetings

Phase Status: Active

Billing Cutoff: 01/26/2024

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal			0.00
total			0.00

#### 005 CDD intersection improvements

Phase Status: Active

Billing Cutoff: 01/26/2024

Date	Units	Rate	Amount
------	-------	------	--------

#### Labor

WIP Status: Billable

Associate

James C. Nugent

Time Per Contract 01/04/2024 0.25 210.00 52.50

Coordination emails with contractor, district counsel and district manager on meeting to resolve wetland impact cost allocations.

Time Per Contract 01/09/2024 1.00 210.00 210.00

Review and recalculation of wetland impact cost allocations, call and discussion with contractor on same.

Time Per Contract 01/10/2024 0.25 210.00 52.50

Review wetland impact cost allocations per discussions with contractor 1/9/24.

Time Per Contract 01/15/2024 0.25 210.00 52.50

Coordination emails with district counsel and manager on meeting set for impact cost allocations.

Time Per Contract 01/16/2024 0.75 210.00 157.50

Meeting with district counsel and manager on entry sign wetland impact cost allocation.

Time Per Contract 01/18/2024 0.50 210.00 105.00

Contractor coordination call on entry sign impact cost allocations, follow up email on same to district counsel and manager

Subtotal	3.00		630.00
Labor total	3.00		630.00

#### 007 CDD irrigation pump upgrade

Phase Status: Closed

Billing Cutoff: 01/26/2024

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal			0.00
total			0.00

Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting  
999 Reimbursable Expenses

Phase Status: Active

Billing Cutoff: 01/26/2024

Date	Units	Rate	Amount
------	-------	------	--------

Expense WIP Status: Billable

UPS (CC)

Postage, Shipping & Delivery

01/13/2024

28.60

Subtotal

28.60

Expense total

28.60

1-114  
91

**Quote #** 2337910146  
**Service Provider:** Clayton Smith  
**Job Name:** Bonnet Creek Resort  
**Job Number:** 2019605  
**Quoted By:** Ben Evans  
**Date Issued:** 2/5/2024



(262) 367-1000

Qty/ Item	Part Number	Description	Unit Price	Total Cost
7	NPN	1yr. Watervision Cloud Subscription Renewal	\$ 518.00	\$ 3,626.00
7	NPN	3yr. Watervision Cloud Subscription Renewal	\$ 1,447.00	\$ 10,129.00
7	NPN	5yr. Watervision Cloud Subscription Renewal	\$ 2,285.00	\$ 15,995.00
		Labor and Installation		<b>Not Included</b>
		Additional Parts Required		<b>Not Included</b>
		Sales Tax		<b>Not Included</b>
		Freight		<b>Not Included</b>

Pricing is Good for 30 days and May Change Without Notice. Upon approval of quote, include shipping method and correct ship to address.

RECEIVED

FEB 8 2024



**YELLOWSTONE**  
LANDSCAPE

1-50  
320 538 49

## INVOICE

INVOICE #	INVOICE DATE
OE 650000	1/30/2024
TERMS	PO NUMBER
Net 30	

**Bill To:**

Bonnet Creek Resort CDD  
c/o Governmental Management Services, LLC  
6200 Lee Vista Blvd  
Suite 300  
Orlando, FL 32822

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Bonnet Creek Resort CDD

**Address:** Chelonia Pkwy  
Orlando, FL 32821

**Invoice Due Date:** February 29, 2024

**Invoice Amount:** \$825.00

Description	Current Amount
February street sweeping	
Misc Service	\$825.00

**Invoice Total** \$825.00

*Excellence*  
IN COMMERCIAL LANDSCAPING

**RECEIVED**

FEB 1 2024

**Should you have any questions or inquiries please call (386) 437-6211.**

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286



**YELLOWSTONE**  
LANDSCAPE

1-50  
320 538 473

## INVOICE

INVOICE #	INVOICE DATE
OE 650010	2/1/2024
TERMS	PO NUMBER
Net 30	

**Bill To:**

Bonnet Creek Resort CDD  
c/o Governmental Management Services, LLC  
6200 Lee Vista Blvd  
Suite 300  
Orlando, FL 32822

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Property Name:** Bonnet Creek Resort CDD

**Address:** Chelonia Pkwy  
Orlando, FL 32821

**Invoice Due Date:** March 2, 2024

**Invoice Amount:** \$17,325.00

Description	Current Amount
Monthly Maintenance February 2024	\$17,325.00

**Invoice Total** **\$17,325.00**

*Excellence*  
IN COMMERCIAL LANDSCAPING

**RECEIVED**

**FEB 1 2024**

**Should you have any questions or inquiries please call (386) 437-6211.**

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**YELLOWSTONE**  
LANDSCAPE

1-50  
320 538 49

## INVOICE

INVOICE #	INVOICE DATE
OE 652695	2/1/2024
TERMS	PO NUMBER
Net 30	

**Bill To:**

Bonnet Creek Resort CDD  
c/o Governmental Management Services, LLC  
6200 Lee Vista Blvd  
Suite 300  
Orlando, FL 32822

**Property Name:** Bonnet Creek Resort CDD

**Address:** Chelonia Pkwy  
Orlando, FL 32821

**Remit To:**

Yellowstone Landscape  
PO Box 101017  
Atlanta, GA 30392-1017

**Invoice Due Date:** March 2, 2024

**Invoice Amount:** \$1,870.00

Description	Current Amount
requested palm pruning (extra from contractual)	
Arbor	\$1,870.00

**Invoice Total** \$1,870.00

*Excellence*  
IN COMMERCIAL LANDSCAPING

**RECEIVED**

FEB 5 2024

**Should you have any questions or inquiries please call (386) 437-6211.**

Yellowstone Landscape | Post Office Box 849 | Bunnell FL 32110 | Tel 386.437.6211 | Fax 386.437.1286



LATHAM, LUNA,  
EDEN & BEAUDINE,<sup>LLP</sup>  
ATTORNEYS AT LAW

201 S. ORANGE AVE, STE 1400  
POST OFFICE BOX 3353  
ORLANDO, FLORIDA 32801

31-67  
600 538 607

December 13, 2023

Invoice #: 122470  
Federal ID #59-3366512

**Bonnet Creek CDD**  
c/o Governmental Management Services  
219 E. Livingston Street  
Orlando, FL 32801

Matter ID: 2131-003

Reedy Creek/Road Improvements (Eminent Domain)

**For Professional Services Rendered:**

11/10/2023	JAC	Receive and review emails from District Engineer regarding completion of landscape/sign project and next steps	0.30	\$91.50
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<b>Total Professional Services:</b>			<b>0.30</b>	<b>\$91.50</b>
-------------------------------------	--	--	-------------	----------------

Total	\$91.50
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Previous Balance	\$0.00
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**Payments & Credits**

<u>Date</u>	<u>Type</u>	<u>Notes</u>
-------------	-------------	--------------

<u>Amount</u>
---------------

Payments & Credits	\$0.00
--------------------	--------

<b>Total Due</b>	<b>\$91.50</b>
------------------	----------------

RECEIVED

DEC 20 2023



LATHAM, LUNA,  
EDEN & BEAUDINE,<sup>LLP</sup>  
ATTORNEYS AT LAW

201 S. ORANGE AVE, STE 1400  
POST OFFICE BOX 3353  
ORLANDO, FLORIDA 32801

31-67  
600-538-667

January 22, 2024

Invoice #: 122924  
Federal ID #:59-3366512

Bonnet Creek CDD  
c/o Governmental Management Services  
219 E. Livingston Street  
Orlando, FL 32801

Matter ID: 2131-003

Reedy Creek/Road Improvements (Eminent Domain)

**For Professional Services Rendered:**

12/1/2023	JAC	Telephone call with District Engineer regarding wetlands impact claim	0.30	\$91.50
<b>Total Professional Services:</b>			<b>0.30</b>	<b>\$91.50</b>

Total	\$91.50
Previous Balance	\$0.00

**Payments & Credits**

<u>Date</u>	<u>Type</u>	<u>Notes</u>
-------------	-------------	--------------

	<u>Amount</u>
Payments & Credits	\$0.00
<b>Total Due</b>	<b>\$91.50</b>

RECEIVED

JAN 25 2024



Donald W McIntosh Associates Inc.  
1950 Summit Park Drive  
6th Floor  
Orlando, FL 32810  
(407) 644-4068

31-51  
600 538 607

Bonnet Creek Resort CDD  
George Flint  
6200 Lee Vista Boulevard, Suite 300  
Orlando, FL 32822

Invoice number 45261  
Date 02/09/2024

Project 22234 Bonnet Creek Resort CDD  
General Consulting

For Period Through January 26, 2024

#### Invoice Summary

Description	Current Billed
CDD general consulting	2,310.00
CDD inspections	0.00
CDD miscellaneous meetings	0.00
CDD intersection improvements	630.00
CDD irrigation pump upgrade	0.00
Reimbursable Expenses	28.60
Total	2,968.60

#### Professional Fee Detail

	Hours	Rate	Billed Amount
Associate	10.25	210.00	2,152.50
Project Manager Assistant	7.50	85.00	637.50
Principal	0.50	300.00	150.00
Professional Fee Detail subtotal	18.25		2,940.00

#### Reimbursable Expenses

	Units	Rate	Billed Amount
Postage, Shipping & Delivery			28.60

Invoice total 2,968.60

RECEIVED

FEB 13 2024

## Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting

000 CDD general consulting

Phase Status: Active

Billing Cutoff: 01/26/2024

Date	Units	Rate	Amount
------	-------	------	--------

### Labor

WIP Status: Billable

#### Associate

James C. Nugent

Time Per Contract	01/02/2024	1.00	210.00	210.00
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*Review revisions to contract agreement for Chelonia Pkwy repaving.*

Time Per Contract	01/08/2024	2.50	210.00	525.00
-------------------	------------	------	--------	--------

*Chelonia repaving project contract document prep, assembly and distribution for review. Review Hilton Pond 7 indemnification agreement.*

Time Per Contract	01/09/2024	1.50	210.00	315.00
-------------------	------------	------	--------	--------

*Chelonia repaving contract revisions per counsel review, Hilton bridge indemnification agreement review and coordination with counsel on final edits.*

Time Per Contract	01/10/2024	2.00	210.00	420.00
-------------------	------------	------	--------	--------

*Finalize Chelonia repaving contract documents, reroute for review, prep transmittal letter to contractor and send contract documents for signature.*

Time Per Contract	01/18/2024	0.25	210.00	52.50
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*Assistance with Pond 7 indemnification agreement*

Subtotal		7.25		1,522.50
----------	--	------	--	----------

#### Project Manager Assistant

Michelle I. Boswell

Time Per Contract	01/08/2024	2.00	85.00	170.00
-------------------	------------	------	-------	--------

*Prepare contract documents for Chelonia Parkway. Send out to GMS and Latham Luna for review*

Time Per Contract	01/09/2024	1.00	85.00	85.00
-------------------	------------	------	-------	-------

*Update documents for Chelonia Parkway*

Time Per Contract	01/10/2024	2.50	85.00	212.50
-------------------	------------	------	-------	--------

*Revise contract documents and send to GMS for review and approval. Send out Contract to Ranger for signature*

Time Per Contract	01/12/2024	0.50	85.00	42.50
-------------------	------------	------	-------	-------

*Scan in bridge record drawings*

Time Per Contract	01/24/2024	1.00	85.00	85.00
-------------------	------------	------	-------	-------

*Review contract documents for Chelonia Parkway Resurfacing*

Time Per Contract	01/25/2024	0.50	85.00	42.50
-------------------	------------	------	-------	-------

*Contract Documents for Chelonia Parkway Resurfacing*

Subtotal		7.50		637.50
----------	--	------	--	--------

#### Principal

Jeffrey J. Newton

Time Per Contract	01/24/2024	0.50	300.00	150.00
-------------------	------------	------	--------	--------

*Prepare for next week's board meeting.*

Subtotal		0.50		150.00
----------	--	------	--	--------

Labor total		15.25		2,310.00
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## Invoice Supporting Detail

### 22234 Bonnet Creek Resort CDD General Consulting

#### 001 CDD inspections

Phase Status: Active

Billing Cutoff: 01/26/2024

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal			0.00
total			0.00

#### 002 CDD miscellaneous meetings

Phase Status: Active

Billing Cutoff: 01/26/2024

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal			0.00
total			0.00

#### 005 CDD intersection improvements

Phase Status: Active

Billing Cutoff: 01/26/2024

Date	Units	Rate	Amount
------	-------	------	--------

#### Labor

WIP Status: Billable

Associate

James C. Nugent

Time Per Contract 01/04/2024 0.25 210.00 52.50

Coordination emails with contractor, district counsel and district manager on meeting to resolve wetland impact cost allocations.

Time Per Contract 01/09/2024 1.00 210.00 210.00

Review and recalculation of wetland impact cost allocations, call and discussion with contractor on same.

Time Per Contract 01/10/2024 0.25 210.00 52.50

Review wetland impact cost allocations per discussions with contractor 1/9/24.

Time Per Contract 01/15/2024 0.25 210.00 52.50

Coordination emails with district counsel and manager on meeting set for impact cost allocations.

Time Per Contract 01/16/2024 0.75 210.00 157.50

Meeting with district counsel and manager on entry sign wetland impact cost allocation.

Time Per Contract 01/18/2024 0.50 210.00 105.00

Contractor coordination call on entry sign impact cost allocations, follow up email on same to district counsel and manager

Subtotal	3.00		630.00
Labor total	3.00		630.00

#### 007 CDD irrigation pump upgrade

Phase Status: Closed

Billing Cutoff: 01/26/2024

Date	Units	Rate	Amount
------	-------	------	--------

WIP Status:

Subtotal			0.00
total			0.00

## Invoice Supporting Detail

22234 Bonnet Creek Resort CDD General Consulting

999 Reimbursable Expenses

Phase Status: Active

Billing Cutoff: 01/26/2024

Date	Units	Rate	Amount
------	-------	------	--------

**Expense**

WIP Status: Billable

UPS (CC)

Postage, Shipping & Delivery

01/13/2024

28.60

Subtotal

28.60

Expense total

28.60

## SECTION 2

***Bonnet Creek Resort***  
***Community Development District***

***Unaudited Financial Reporting***  
***January 31, 2024***



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<b>5</b>	<b>Capital Projects Fund</b>
<b>6-7</b>	<b>Month to Month</b>
<b>8</b>	<b>Long-Term Debt</b>
<b>9</b>	<b>Assessment Receipt Schedule</b>

**Bonnet Creek Resort**  
**Community Development District**  
**Combined Balance Sheet**  
**January 31, 2024**

	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Capital Reserve Fund</i>	<i>Totals Governmental Funds</i>
<b>Assets:</b>				
Operating - Wells Fargo	\$ 760,896	\$ -	\$ -	\$ 760,896
Operating - Truist	\$ 42,012	\$ -	\$ -	\$ 42,012
Operating - Capital Projects	\$ -	\$ -	\$ 88,398	\$ 88,398
Investment - SBA Fund	\$ 19,584	\$ -	\$ -	\$ 19,584
Investment - SBA Fund Reserve	\$ -	\$ -	\$ 827,101	\$ 827,101
<i>Series 2016</i>				
Revenue Fund	\$ -	\$ 89,807	\$ -	\$ 89,807
Reserve Fund	\$ -	\$ 1,038,531	\$ -	\$ 1,038,531
Prepayment Fund	\$ -	\$ 193	\$ -	\$ 193
Accounts Receivable	\$ 6,367	\$ -	\$ -	\$ 6,367
<b>Total Assets</b>	<b>\$ 828,859</b>	<b>\$ 1,128,531</b>	<b>\$ 915,499</b>	<b>\$ 2,872,888</b>
<b>Liabilities:</b>				
Accounts Payable	\$ 18,134	\$ -	\$ 837	\$ 18,971
Retainage Payable	\$ -	\$ -	\$ 80,975	\$ 80,975
<b>Total Liabilities</b>	<b>\$ 18,134</b>	<b>\$ -</b>	<b>\$ 81,812</b>	<b>\$ 99,946</b>
<b>Fund Balances:</b>				
Restricted for:				
Debt Service - Series 2016	\$ -	\$ 1,128,531	\$ -	\$ 1,128,531
Assigned for:				
Capital Projects	\$ -	\$ -	\$ 833,687	\$ 833,687
Unassigned	\$ 810,725	\$ -	\$ -	\$ 810,725
<b>Total Fund Balances</b>	<b>\$ 810,725</b>	<b>\$ 1,128,531</b>	<b>\$ 833,687</b>	<b>\$ 2,772,942</b>
<b>Total Liabilities &amp; Fund Balance</b>	<b>\$ 828,859</b>	<b>\$ 1,128,531</b>	<b>\$ 915,499</b>	<b>\$ 2,872,888</b>



**Bonnet Creek Resort**  
**Community Development District**  
**General Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**For The Period Ending January 31, 2024**

	Adopted	Prorated Budget	Actual	
	Budget	Thru 01/31/24	Thru 01/31/24	Variance
<b>Revenues</b>				
Maintenance Assessments - Off Roll	\$ 1,551,000	\$ 885,660	\$ 885,660	\$ -
Interest Income	\$ 1,000	\$ 333	\$ 275	\$ (59)
Reuse Water Fees - Wyndham	\$ 13,000	\$ 4,333	\$ 3,233	\$ (1,100)
Reuse Water Fees - Golf Course	\$ 27,000	\$ 9,000	\$ 5,078	\$ (3,922)
Reuse Water Fees - Signia by Hilton & Waldorf Astoria	\$ 5,000	\$ 1,667	\$ 1,368	\$ (299)
Reuse Water Fees - Marriott	\$ 4,500	\$ 1,500	\$ 1,091	\$ (409)
<b>Total Revenues</b>	<b>\$ 1,601,500</b>	<b>\$ 902,493</b>	<b>\$ 896,704</b>	<b>\$ (5,789)</b>

**Expenditures:**

**General & Administrative:**

Supervisor Fees	\$ 8,000	\$ 1,800	\$ 1,800	\$ -
Engineering Fees	\$ 20,000	\$ 6,667	\$ 14,036	\$ (7,369)
Trustee Fees	\$ 6,000	\$ 5,388	\$ 5,388	\$ -
Legal Services	\$ 20,000	\$ 6,667	\$ 7,295	\$ (629)
Assessment Roll Services	\$ 3,180	\$ 3,180	\$ 3,180	\$ -
Auditing Services	\$ 3,225	\$ -	\$ -	\$ -
Arbitrage Rebate Calculation	\$ 450	\$ 450	\$ 450	\$ -
District Management Fees	\$ 37,732	\$ 12,577	\$ 12,577	\$ 0
Information Technology	\$ 1,350	\$ 450	\$ 450	\$ -
Website Maintenance	\$ 900	\$ 300	\$ 300	\$ -
Insurance - Professional Liability	\$ 8,562	\$ 8,562	\$ 7,938	\$ 624
Telephone	\$ 100	\$ 33	\$ -	\$ 33
Legal Advertising	\$ 2,100	\$ 700	\$ 351	\$ 349
Postage	\$ 1,900	\$ 633	\$ 173	\$ 461
Printing & Binding	\$ 1,200	\$ 400	\$ 40	\$ 360
Office Supplies	\$ 300	\$ 100	\$ 2	\$ 98
Dues, Licenses & Subscriptions	\$ 175	\$ 175	\$ 175	\$ -
Contingency	\$ 2,000	\$ 667	\$ 152	\$ 515
<b>Total General &amp; Administrative:</b>	<b>\$ 117,174</b>	<b>\$ 48,749</b>	<b>\$ 54,306</b>	<b>\$ (5,558)</b>

**Bonnet Creek Resort**  
**Community Development District**  
**General Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**For The Period Ending January 31, 2024**

	Adopted	Prorated Budget	Actual	
	Budget	Thru 01/31/24	Thru 01/31/24	Variance
<b><u>Operation and Maintenance</u></b>				
Field Management	\$ 56,976	\$ 18,992	\$ 18,992	\$ -
<b>Utility Services</b>				
Utility Services	\$ 14,000	\$ 4,667	\$ 5,147	\$ (481)
Street Lights - Usage	\$ 5,400	\$ 1,800	\$ 1,268	\$ 532
Street Lights - Lease & Maintenance Agreement	\$ 55,000	\$ 18,333	\$ 16,135	\$ 2,199
Water Service - Reuse Water	\$ 43,000	\$ 14,333	\$ 14,169	\$ 164
SFWMD Water Use Compliance Report	\$ 2,500	\$ -	\$ -	\$ -
<b>Stormwater Control - Bonnet Creek Resort</b>				
Oc/Dep Quarterly Well Monitoring Report	\$ 1,500	\$ 364	\$ 364	\$ -
Wetland & Upland Monitoring Services - (Bda)	\$ 5,000	\$ 1,667	\$ 720	\$ 947
Pond & Embankment Aquatic Treatment - (Awc)	\$ 15,858	\$ 5,286	\$ 3,388	\$ 1,898
Irrigation Pond Treatment - Solitude	\$ 2,892	\$ 964	\$ 950	\$ 14
Nuisance/Exotic Species Maintenance - (Awc)	\$ 5,500	\$ 1,833	\$ 13,641	\$ (11,808)
<b>Stormwater Control - Crosby Island Marsh</b>				
Nuisance/Exotic Species Maintenance - (Awc)	\$ 7,725	\$ 2,575	\$ 2,500	\$ 75
Nuisance/Exotic Species Maintenance - (Bda)	\$ 4,500	\$ 1,500	\$ 792	\$ 708
Embankment Mowing - (A. E. Smith)	\$ 6,000	\$ -	\$ -	\$ -
<b>Other Physical Environment</b>				
Property Insurance	\$ 19,902	\$ 19,902	\$ 19,127	\$ 775
Entry, Fence, Walls & Gates Maintenance	\$ 10,000	\$ 3,333	\$ 2,330	\$ 1,003
Pump Station Maintenance	\$ 4,000	\$ 1,333	\$ -	\$ 1,333
Pump Station Repairs	\$ 5,000	\$ 1,667	\$ 2,623	\$ (956)
Landscape & Irrigation Maintenance	\$ 207,900	\$ 69,300	\$ 68,475	\$ 825
Irrigation Repairs	\$ 3,500	\$ 1,167	\$ 2,454	\$ (1,288)
Landscape Replacement	\$ 15,000	\$ 5,000	\$ 9,069	\$ (4,069)
Lift Station Maintenance	\$ 5,000	\$ 1,667	\$ 1,105	\$ 562
<b>Road &amp; Street Facilities</b>				
Roadway Repair & Maintenance	\$ 7,500	\$ 2,500	\$ 1,224	\$ 1,276
Highway Directional Signage - (R&M)	\$ 2,500	\$ 833	\$ -	\$ 833
Roadway Directory Signage - (R&M)	\$ 2,500	\$ 833	\$ -	\$ 833
Sidewalk/Curb Cleaning	\$ 6,000	\$ 2,000	\$ -	\$ 2,000
Contingency	\$ 16,000	\$ 5,333	\$ 8,186	\$ (2,853)
<b>Total Operation and Maintenance</b>	<b>\$ 530,653</b>	<b>\$ 187,183</b>	<b>\$ 192,659</b>	<b>\$ (5,476)</b>
<b>Total Expenditures</b>	<b>\$ 647,827</b>	<b>\$ 235,932</b>	<b>\$ 246,966</b>	<b>\$ (11,034)</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ 953,672</b>		<b>\$ 649,738</b>	
<b><u>Other Financing Uses</u></b>				
Transfer Out - Capital Projects	\$ 953,672	\$ -	\$ -	\$ -
<b>Total Other Financing Uses</b>	<b>\$ 953,672</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Net Change in Fund Balance</b>	<b>\$ -</b>		<b>\$ 649,738</b>	
<b>Fund Balance - Beginning</b>	<b>\$ -</b>		<b>\$ 160,987</b>	
<b>Fund Balance - Ending</b>	<b>\$ -</b>		<b>\$ 810,725</b>	

**Bonnet Creek Resort**  
**Community Development District**  
**Debt Service Fund - Series 2016**

**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**For The Period Ending January 31, 2024**

	Adopted	Prorated Budget	Actual	
	Budget	Thru 01/31/24	Thru 01/31/24	Variance
<b><u>Revenues</u></b>				
Assessments - Direct Billed	\$ 2,110,462	\$ 410,237	\$ 410,237	\$ -
Interest Income	\$ -	\$ -	\$ 20,240	\$ 20,240
<b>Total Revenues</b>	<b>\$ 2,110,462</b>	<b>\$ 410,237</b>	<b>\$ 430,477</b>	<b>\$ 20,240</b>
<b><u>Expenditures:</u></b>				
Interest - 11/1	\$ 405,225	\$ 405,225	\$ 405,225	\$ -
Principal - 5/1	\$ 1,295,000	\$ -	\$ -	\$ -
Interest - 5/1	\$ 405,225	\$ -	\$ -	\$ -
<b>Total Expenditures</b>	<b>\$ 2,105,450</b>	<b>\$ 405,225</b>	<b>\$ 405,225</b>	<b>\$ -</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ 5,012</b>		<b>\$ 25,252</b>	
<b>Fund Balance - Beginning</b>	<b>\$ 61,468</b>		<b>\$ 1,103,279</b>	
<b>Fund Balance - Ending</b>	<b>\$ 66,479</b>		<b>\$ 1,128,531</b>	

**Bonnet Creek Resort**  
**Community Development District**  
**Capital Projects Fund**

**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**For The Period Ending January 31, 2024**

	Adopted	Prorated Budget	Actual	
	Budget	Thru 01/31/24	Thru 01/31/24	Variance
<b><u>Revenues</u></b>				
Interest Income	\$ 50	\$ 17	\$ 15,439	\$ 15,423
<b>Total Revenues</b>	<b>\$ 50</b>	<b>\$ 17</b>	<b>\$ 15,439</b>	<b>\$ 15,423</b>
<b><u>Expenditures:</u></b>				
Entry Monument	\$ -	\$ -	\$ 96,180	\$ (96,180)
Chelonia Parkway Paving	\$ 1,500,000	\$ -	\$ -	\$ -
Crosby Island Berm Repair	\$ 150,000	\$ -	\$ -	\$ -
<b>Total Expenditures</b>	<b>\$ 1,650,000</b>	<b>\$ -</b>	<b>\$ 96,180</b>	<b>\$ (96,180)</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ (1,649,950)</b>		<b>\$ (80,741)</b>	
<b><u>Other Financing Sources</u></b>				
Transfer In - Capital Projects	\$ 953,672	\$ -	\$ -	\$ -
<b>Total Other Financing Sources</b>	<b>\$ 953,672</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Net Change in Fund Balance</b>	<b>\$ (696,278)</b>		<b>\$ (80,741)</b>	
<b>Fund Balance - Beginning</b>	<b>\$ 696,278</b>		<b>\$ 914,427</b>	
<b>Fund Balance - Ending</b>	<b>\$ 0</b>		<b>\$ 833,687</b>	

**Bonnet Creek Resort**  
**Community Development District**  
**Month to Month**

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
<b><u>Revenues</u></b>													
Maintenance Assessments - Off Roll	\$ 230,184	\$ 80,016	\$ -	\$ 575,460	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 885,660
Interest Income	\$ 92	\$ 90	\$ 93	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 275
Reuse Water Fees - Wyndham	\$ 1,566	\$ 989	\$ 382	\$ 297	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,233
Reuse Water Fees - Golf Course	\$ 2,419	\$ 1,238	\$ 961	\$ 460	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,078
Reuse Water Fees - Hilton	\$ 394	\$ 366	\$ 249	\$ 359	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,368
Reuse Water Fees - Marriott	\$ 245	\$ 306	\$ 343	\$ 197	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,091
<b>Total Revenues</b>	<b>\$ 234,900</b>	<b>\$ 83,005</b>	<b>\$ 2,027</b>	<b>\$ 576,773</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 896,704</b>
<b><u>Expenditures:</u></b>													
<b><u>General &amp; Administrative:</u></b>													
Supervisor Fees	\$ -	\$ 800	\$ 1,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,800
Engineering Fees	\$ 8,770	\$ 1,410	\$ 1,517	\$ 2,339	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 14,036
Trustee Fees	\$ -	\$ 5,388	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,388
Legal Services	\$ 607	\$ 1,752	\$ 2,972	\$ 1,965	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,295
Assessment Roll Services	\$ 3,180	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,180
Auditing Services	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Arbitrage Rebate Calculation	\$ 450	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 450
District Management Fees	\$ 3,144	\$ 3,144	\$ 3,144	\$ 3,144	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 12,577
Information Technology	\$ 113	\$ 113	\$ 113	\$ 113	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 450
Website Maintenance	\$ 75	\$ 75	\$ 75	\$ 75	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 300
Insurance - Professional Liability	\$ 7,938	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 7,938
Telephone	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Legal Advertising	\$ 351	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 351
Postage	\$ 31	\$ 63	\$ 56	\$ 23	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 173
Printing & Binding	\$ 40	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 40
Office Supplies	\$ 0	\$ 1	\$ 1	\$ 0	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2
Dues, Licenses & Subscriptions	\$ 175	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 175
Contingency	\$ 38	\$ 38	\$ 38	\$ 38	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 152
<b>Total General &amp; Administrative:</b>	<b>\$ 24,912</b>	<b>\$ 12,783</b>	<b>\$ 8,915</b>	<b>\$ 7,697</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 54,306</b>

**Bonnet Creek Resort**  
Community Development District  
Month to Month

	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Total
<b><u>Operation and Maintenance</u></b>													
Field Management	\$ 4,748	\$ 4,748	\$ 4,748	\$ 4,748	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	18,992
<b>Utility Services</b>													
Utility Services	\$ 1,294	\$ 1,128	\$ 1,225	\$ 1,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	5,147
Street Lights - Usage	\$ 423	\$ 845	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,268
Street Lights - Lease & Maintenance Agreement	\$ 3,928	\$ 7,856	\$ 4,351	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	16,135
Water Service - Reuse Water	\$ 4,165	\$ 6,908	\$ -	\$ 3,096	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	14,169
SFWMD Water Use Compliance Report	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
<b>Stormwater Control - Bonnet Creek Resort</b>													
Oc/Dep Quarterly Well Monitoring Report	\$ -	\$ -	\$ 364	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	364
Wetland & Upland Monitoring Services - (Bda)	\$ -	\$ -	\$ 720	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	720
Pond & Embankment Aquatic Treatment - (Awc)	\$ 1,694	\$ -	\$ 1,694	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	3,388
Irrigation Pond Treatment - Solitude	\$ 234	\$ 234	\$ 241	\$ 241	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	950
Nuisance/Exotic Species Maintenance - (Awc)	\$ -	\$ 13,641	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	13,641
<b>Stormwater Control - Crosby Island Marsh</b>													
Nuisance/Exotic Species Maintenance - (Awc)	\$ -	\$ 2,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	2,500
Nuisance/Exotic Species Maintenance - (Bda)	\$ -	\$ -	\$ 792	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	792
Embankment Mowing - (A. E. Smith)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
<b>Other Physical Environment</b>													
Property Insurance	\$ 19,127	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	19,127
Entry, Fence, Walls & Gates Maintenance	\$ -	\$ 1,142	\$ -	\$ 1,188	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	2,330
Pump Station Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Pump Station Repairs	\$ -	\$ 1,252	\$ 1,371	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	2,623
Landscape & Irrigation Maintenance	\$ 16,500	\$ 17,325	\$ 17,325	\$ 17,325	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	68,475
Irrigation Repairs	\$ -	\$ 1,278	\$ 1,176	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	2,454
Landscape Replacement	\$ 4,027	\$ 1,656	\$ 573	\$ 2,813	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	9,069
Lift Station Maintenance	\$ 790	\$ -	\$ 315	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,105
<b>Road &amp; Street Facilities</b>													
Roadway Repair & Maintenance	\$ -	\$ -	\$ 399	\$ 825	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	1,224
Highway Directional Signage - (R&M)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Roadway Directory Signage - (R&M)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Sidewalk/Curb Cleaning	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Contingency	\$ -	\$ -	\$ -	\$ 8,186	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	8,186
<b>Total Operation and Maintenance</b>	<b>\$ 56,930</b>	<b>\$ 60,514</b>	<b>\$ 35,294</b>	<b>\$ 39,922</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>192,659</b>
<b>Total Expenditures</b>	<b>\$ 81,842</b>	<b>\$ 73,297</b>	<b>\$ 44,209</b>	<b>\$ 47,619</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>246,966</b>
<b>Excess Revenues (Expenditures)</b>	<b>\$ 153,058</b>	<b>\$ 9,708</b>	<b>\$ (42,182)</b>	<b>\$ 529,154</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>649,738</b>
<b><u>Other Financing Sources/(Uses)</u></b>													
Transfer Out - Capital Reserve	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
<b>Total Other Financing Sources (Uses)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>-</b>
<b>Net Change in Fund Balance</b>	<b>\$ 153,058</b>	<b>\$ 9,708</b>	<b>\$ (42,182)</b>	<b>\$ 529,154</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>649,738</b>

**Bonnet Creek Resort**  
**Community Development District**  
**LONG TERM DEBT REPORT**

<b>SERIES 2016 SPECIAL ASSESSMENT BONDS</b>		
INTEREST RATE:	4.50%	
MATURITY DATE:	5/1/2034	
RESERVE FUND DEFINITION	50% of MADS	
RESERVE FUND REQUIREMENT	\$1,038,531	
RESERVE BALANCE	\$1,038,531	
BONDS OUTSTANDING - 10/31/16		\$25,605,000
LESS: PRINCIPAL PAYMENT 5/1/17		(\$945,000)
LESS: PRINCIPAL PAYMENT 5/1/18		(\$990,000)
LESS: PRINCIPAL PAYMENT 5/1/19		(\$1,035,000)
LESS: PRINCIPAL PAYMENT 5/1/20		(\$1,080,000)
LESS: PRINCIPAL PAYMENT 5/1/21		(\$1,130,000)
LESS: PRINCIPAL PAYMENT 5/1/22		(\$1,180,000)
LESS: PRINCIPAL PAYMENT 5/1/23		(\$1,235,000)
<b>CURRENT BONDS OUTSTANDING</b>		<b>\$18,010,000</b>

**Bonnet Creek Resort**  
**Community Development District**  
**OFF ROLL ASSESSMENTS**  
**FISCAL YEAR ENDING SEPTEMBER 30, 2024**

**Wyndham Vacation Ownership, Inc.**

DATE RECEIVED	Check Num	DUE DATE	AMOUNT BILLED	NET AMOUNT RECEIVED	AMOUNT DUE	GENERAL FUND	SERIES 2016
10/9/23	2210051	10/1/23	\$144,851.56	\$144,851.56	\$0.00	\$0.00	\$144,851.56
10/26/23	2211420	11/1/23	\$181,977.04	\$181,977.04	\$0.00	\$181,977.04	\$0.00
1/24/24	101960	2/1/24	\$454,942.61	\$454,942.61	\$0.00	\$454,942.61	\$0.00
		4/1/24	\$600,366.48		\$600,366.48	\$0.00	\$0.00
		4/1/24	\$136,482.78		\$136,482.78	\$0.00	\$0.00
		6/1/24	\$136,482.78		\$136,482.78	\$0.00	\$0.00
			<b>\$1,655,103.25</b>	<b>\$781,771.21</b>	<b>\$873,332.04</b>	<b>\$636,919.65</b>	<b>\$144,851.56</b>

**Wyndham Vacation Ownership, Inc.**

DATE RECEIVED	Check Num	DUE DATE	AMOUNT BILLED	NET AMOUNT RECEIVED	AMOUNT DUE	GENERAL FUND	SERIES 2016
10/4/23	315004487	10/1/23	\$42,468.52	\$42,468.52	\$0.00	\$0.00	\$42,468.52
10/18/23	315004615	11/1/23	\$20,518.41	\$20,518.41	\$0.00	\$20,518.41	\$0.00
1/17/24	315005387	2/1/24	\$51,296.04	\$51,296.04	\$0.00	\$51,296.04	\$0.00
		4/1/24	\$176,010.55		\$176,010.55	\$0.00	\$0.00
		4/1/24	\$15,388.81		\$15,388.81	\$0.00	\$0.00
		6/1/24	\$15,388.81		\$15,388.81	\$0.00	\$0.00
			<b>\$321,071.14</b>	<b>\$114,282.97</b>	<b>\$206,788.17</b>	<b>\$71,814.45</b>	<b>\$42,468.52</b>

**JW Marriott**

DATE RECEIVED	Check Num	DUE DATE	AMOUNT BILLED	NET AMOUNT RECEIVED	AMOUNT DUE	GENERAL FUND	SERIES 2016
10/4/23	12562181	10/1/23	\$57,307.31	\$57,307.31	\$0.00	\$0.00	\$57,307.31
10/18/23	12582504	11/1/23	\$27,688.45	\$27,688.45	\$0.00	\$27,688.45	\$0.00
1/9/23	12692679	2/1/24	\$69,221.13	\$69,221.13	\$0.00	\$69,221.13	\$0.00
		4/1/24	\$237,509.85		\$237,509.85	\$0.00	\$0.00
		4/1/24	\$20,766.34		\$20,766.34	\$0.00	\$0.00
		6/1/24	\$20,766.34		\$20,766.34	\$0.00	\$0.00
			<b>\$433,259.42</b>	<b>\$154,216.89</b>	<b>\$279,042.53</b>	<b>\$96,909.58</b>	<b>\$57,307.31</b>

**G/B/H Golf Course**

DATE RECEIVED	Check Num	DUE DATE	AMOUNT BILLED	NET AMOUNT RECEIVED	AMOUNT DUE	GENERAL FUND	SERIES 2016
10/9/23	1008789	10/1/23	\$31,892.61	\$31,892.61	\$0.00	\$0.00	\$31,892.61
11/8/23	1008877	11/1/23	\$15,407.63	\$15,407.63	\$0.00	\$15,407.63	\$0.00
		2/1/24	\$38,519.09		\$38,519.09	\$0.00	\$0.00
		4/1/24	\$132,178.76		\$132,178.76	\$0.00	\$0.00
		4/1/24	\$11,555.73		\$11,555.73	\$0.00	\$0.00
		6/1/24	\$11,555.73		\$11,555.73	\$0.00	\$0.00
			<b>\$241,109.55</b>	<b>\$47,300.24</b>	<b>\$193,809.31</b>	<b>\$15,407.63</b>	<b>\$31,892.61</b>

**G/B/H Four Star**

DATE RECEIVED	Check Num	DUE DATE	AMOUNT BILLED	NET AMOUNT RECEIVED	AMOUNT DUE	GENERAL FUND	SERIES 2016
10/9/23	1008794	10/1/23	\$133,717.00	\$133,717.00	\$0.00	\$0.00	\$133,717.00
11/8/23	1008877	11/1/23	\$64,608.46	\$64,608.46	\$0.00	\$64,608.46	\$0.00
		2/1/24	\$161,521.14		\$161,521.14	\$0.00	\$0.00
		4/1/24	\$554,189.36		\$554,189.36	\$0.00	\$0.00
		4/1/24	\$48,456.34		\$48,456.34	\$0.00	\$0.00
		6/1/24	\$48,456.34		\$48,456.34	\$0.00	\$0.00
			<b>\$1,010,948.64</b>	<b>\$198,325.46</b>	<b>\$812,623.18</b>	<b>\$64,608.46</b>	<b>\$133,717.00</b>
					<b>TOTAL</b>	<b>\$885,659.77</b>	<b>\$410,237.00</b>



# SECTION D



# Bonnet Creek Resort CDD

## Field Management Report



March 7, 2024  
Clayton Smith – Director of Field  
GMS

# Completed

## Gazebo Painting



- ✚ The gazebo was prepped and painted in its entirety with a matching color.
- ✚ High quality purpose specific paint was used to ensure longevity.

## Bridge Repairs

- ✚ Damaged corner of the bridge was repaired.
- ✚ Damaged stucco was removed and redone. Exterior Paint/primer was then applied over.





# Completed

## Fence Repairs



- ✚ Several locations of perimeter fence on the east side of Chelonia had become damaged/displaced.
- ✚ Sections were repaired where needed all along Chelonia Pkwy.

## Pothole Repairs

- ✚ Potholes were repaired along Chelonia Pkwy a few times.
- ✚ Pothole repairs are ongoing.
- ✚ Road Work begins around March 14<sup>th</sup>!



# In Progress

## Lift Station Repairs



- ✚ Damaged pump is being inspected for rebuilding by the manufacturer. Should have info back in a few weeks.
- ✚ Pump is running fine and holding stable at this time with one pump.
- ✚ Vendor is ready for emergency bypass should an issue arise.
- ✚ Monitoring system should be installed second week of March.

# Site Items

## Road Repaving Project



- ✚ Road Project is expected to begin week of March 11<sup>th</sup> 2024.
- ✚ Magnolias have been pruned to curb edge to prevent damage to the trees.
- ✚ Precon meeting was held to discuss logistics.
- ✚ Coordinating with onsite operations staff as well as landscaper for awareness and approach to maintenance during the project.



# Site Items

## Repair Of Median Passthrough



- ✚ Median pass through was repaired.
- ✚ The largest plant material was used and a matching size magnolia.
- ✚ The vendor did use the incorrect color mulch and we are discussing changing it out.

# Conclusion

For any questions or comments regarding the above information, please contact me by phone at 407-201-1514, or by email at [csmith@gmscfl.com](mailto:csmith@gmscfl.com). Thank you.

Respectfully,  
Clayton Smith



# SECTION 1



**Bonnet Creek Resort CDD**

14100 Chelonia Parkway  
Orlando, Florida 32821

**Quote #1140**

**From** Tech Services Specialties, Inc  
407-925-3462  
1101 Alberta St  
Longwood, FL 32750

**Bill To** 6200 Lee Vista Blvd  
Suite 300  
Orlando, FL 32822

**Sent On** 02/18/2024

**Job Title** Quarterly service on Generator

Product/Service	Description	Qty.	Unit Price	Total
Y4LLC-diesel	Quarterly service program for large liquid cooled generators. Perform one major and one minor service with two operational checks during the year. Major consist of oil/filter change. fuel filter change. Air filter change as needed. Fuel conditioner added. Fuel and oil samples taken during major. Included in service is 2 hrs of labor for minor repairs. Repair parts billed separate.	1	\$1,895.00	\$1,895.00
Annual Power Telematics Monitoring Fee	Yearly PT Monitoring Fee	1	\$175.00	\$175.00

This quote is valid for the next 30 days, after which values may be subject to change.

**Total**

**\$2,070.00**